

Walden Vista Homeowners Association

PO Box 114

Dundee, FL 33838

walden.vista.hoa@gmail.com

Community Rules & Regulations

Failure to follow these rules may result in penalty fees

PLEASE PROVIDE AN EMAIL ADDRESS

1. For the safety of the families within our community, the speed limit is **10 miles per hour**. Speeding is prohibited.
2. To ensure access to our community by emergency vehicles, there is to be NO overnight parking in the street. Parking vehicles on lawns is also not acceptable at any time. Vehicles left in the street after 10:00 PM each evening will be charged a \$100 per occurrence penalty fee.
3. Commercial vehicles (vehicles with commercial license plates), box trucks, trailers and/or business vans, campers, recreational vehicles, boats, jet skis, and all-terrain vehicles cannot be parked in the community unless stored in garage. Trucks with enclosed tool storage boxes in the truck bed are allowed to remain in driveways as long as they are not commercially registered and have no advertising on them.
4. Lawns and landscaping (grass, trees, shrubbery and ornamental landscaping) must be maintained throughout the year. The Walden Vista Homeowners Association reserves the right to assess fines on properties that do not meet minimum standards.
 - a. Minimum standards:
 - lawns must be trimmed regularly and grass cannot exceed 12" in height
 - lawns should be kept free of weeds, either through professional chemical applications or by the homeowner
 - when evidenced of existence, lawns must be treated, either professionally or by the homeowner, for pests
 - lawns must be watered (as allowed by the town/county during drought periods) on a regular basis to prevent scorching
5. All lawn and landscape debris must be cleaned up and bagged. Grass clippings should be mulched into the lawn or bagged. Debris should be stored in an enclosed area until trash pick-up
6. Garbage and recycle bins, bicycles, toys, appliances, grills, basketball hoops, lawnmowers, etc, must be stored in an enclosed area and cannot be visible from the street. **Garbage and recycle bins** are allowed to be placed at the end of driveways for **trash pick-up only**, we recently voted on allowing garbage cans to be placed out the night before **after 8:00 PM** They must be put away at the end of trash day to avoid penalty fee.
7. Holiday decorations are encouraged, but should be taken down within a reasonable time period. Christmas lawn ornaments and decorations must be removed by January 31st of the following calendar year.
8. All Pets must be kept on a leash and should not be left unattended. As a courtesy to neighbors, owners must clean up after their pets. Animal Control will be called for animals that are not leashed or are unattended.
9. No sheds, outbuildings or above ground pools are allowed on any property.

Walden Vista Homeowners Association

PO Box 114

Dundee, FL 33838

walden.vista.hoa@gmail.com

10. Any changes to the exterior of the home (other than landscaping) MUST be approved by the HOA. This includes, fencing, exterior paint colors, windows, doors etc.