

Fencing Regulation for Mayo Woodlands Prairie HOA, Inc.

Purpose: The purpose of this fencing regulation is to maintain the aesthetic appeal, safety, and privacy of our community, while allowing homeowners the flexibility to choose fencing that meets their needs and preferences.

1. Approval Required:

- All fencing projects must be approved by the HOA Architectural Review Committee (ARC) prior to installation. Homeowners must submit detailed plans including exact materials, color, design, and location for review. Failure to obtain approval may result in the requirement to modify or remove non-compliant fencing at the homeowner's expense.

2. Materials and Design:

- Permitted materials are wrought iron and aluminum. Chain-link, wood, and vinyl fences are not permitted. Privacy fences are prohibited.
- The design should complement the overall aesthetic of the community. The fence must be dark in color (black, brown, gray). Unconventional designs or colors that are considered obtrusive or not in harmony with the community's appearance will not be approved. Fences must be minimally disruptive to sight lines and have an open view aesthetic.
- Fences must not exceed 6 feet in height.

3. Maintenance:

- Homeowners are responsible for maintaining their fences in good condition, including regular cleaning and painting as necessary. Fences should be kept free of rust and other forms of deterioration.
- It is required that the grass around the fence be kept trimmed.

4. Location and Boundaries

- Fences are permitted only in the area directly behind the home and are not allowed to come towards the front of the house or street. Fences must be erected within property lines, and it is the homeowner's responsibility to verify these lines.
- Fences must be constructed at least 6 inches within the homeowner's property lines to ensure a clear demarcation of boundaries and to facilitate maintenance without encroaching on neighboring properties. An exception to the 6 inch buffer rule may be granted for boundary fences constructed with mutual consent from all adjoining property owners, where such fences are to be built directly on the property line. Consent from all parties for property line fences must be provided in writing.

5. Privacy and Safety:

- Fences around pools must comply with local safety codes and regulations, including height and gate-locking mechanisms.

Violations and Enforcement: The ARC reserves the right to request the modification or removal of any fencing that is installed without approval or that violates these regulations. Homeowners may be subject to fines or legal action for non-compliance.

6. **Conclusion:** These regulations are designed to ensure a harmonious and attractive community environment. We appreciate your cooperation in adhering to these guidelines. Should you have any questions or need clarification on the fencing regulations, please contact the ARC.

EXAMPLE

This picture serves as an example of a fence that meets the standards for approval.

