

Resident Rules and Regulations

Foxmoor Subdivision Homeowners Association

As per recorded Declaration and Covenants and Restrictions, Foxmoor Association hereby incorporates the following:

1. Above ground swimming pool will be allowed in single family lot in the development and must meet the Town safety compliances and have the Architectural Review Request approved by the HOA board.
2. No commercial vehicles and travel trailers parked on subdivision streets.
3. No "For Rent" signs will be placed on and Foxmoor Subdivision properties for the public to view. (Signs can be posted on RT 30 and Morton Street entrance)
4. All Fences shall be located in the back yard and leave gas meter exposed on sides of home. An Architectural Review Request needs to be approved by the HOA as well as obtain a permit from the Town. Fences shall be:
 - a. Alumi-Guard black 4-6 feet in height
 - b. Styles Flat top Ascot 3 Channel (pic on website) Canterbury, Ascot Royale or Canterbury Royale
 - c. PVC (vinyl) fencing will be allowed on Single family lots and Paired Villa lots not to exceed 6 feet in height.
 - d. Modern Composite Fence- per HOA board approval
5. All postal boxes will shall be model shall be model TC2-2212 Imperial Mailbox Systems Manufacturer. 2 mailboxes per post. Single family homes to have the mailbox on the same side as the residence. All residents with mailboxes not to this model before February 2026 will be "grandfathered in." This is included in the Builders' bylaws. (See pic below)
6. All garbage cans and/or trash containers need to be pulled in from the street. Town Code #8 They are ok to be on the side of the house but not in front of the residence or driveway.
7. No clothes drying lines with clothes shall be placed upon any property located in the subdivision.
8. All Paired Villas and Single-Family Homes shall pay \$300 one-time HOA fee and a \$25 processing fee This includes each time the home is sold or change of owners.
9. All Foxmoor residents selling their homes are responsible for telling their real estate agent that Foxmoor subdivision has an HOA (refer to #8)
10. If current residents have not paid their HOA fees, they will be excluded from elections and other HOA board services until the dues have been paid.
11. Dog waste is required to be picked up by the dog walker. Town Code 13.7-9
12. Residents to maintain front lawn. Grass/vegetation is not to exceed 8" per the Town Code Enforcement #1
13. No abandoned items such as tires, appliances, or other household items allowed outside the front area of the residence. Town Code #6
14. No swimming, fishing, wading, or skating at the Foxmoor subdivision pond. Violators do so at their own risk, and the Foxmoor HOA is not responsible.
15. Basketball hoops are to be in the driveway per Town Code #5.
16. Discharging of firearms during Holiday fireworks is strictly prohibited. This is against the law in Lake County.

- 17. All residents are asked to register their contact information to enable the HOA Board to electronically reach them.
- 18. Violators will be reported to the Town. Foxmoor subdivision fines are \$25.00 on the 3rd violation. (Town code enforcement fines can be as high as \$500)
- 19. Snow falls of 2” or more, no parking on the street. Signs posted at the Foxmoor north and south entrances. Town Code.

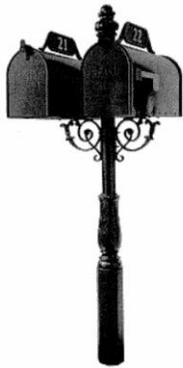
ACKNOWLEDGEMENT OF RECEIPT OF THESE RECORDED DECLARAQTION OF COVENANTS, RULES, AND GUIDANCES.

FOXMOOR SUBDIVISION HOMEOWNERS ASSOCIATION INC implemented February 2026

LOT Number

Common Address

Owner	DATE
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Ruperto Cazares President Foxmoor HOA Board	Date:
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Fred Hunt Vice President HOA Board	Date:
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