

Rules and Regulations for the Residents of Arlington Park HOA

In addition to the recorded Declaration of Covenants, Conditions, and Restrictions for Arlington Park HOA, the following rules will be enforced effective August 2026

Property Maintenance and Appearance

1. Building Exteriors: Building exteriors must uphold a clean and maintained appearance. This includes, but is not limited to, ensuring no algae growth on buildings or fences, and no broken or damaged fencing or shutters.
2. Landscaping: All shrubs, cultivated vines, and living plants shall be maintained in a pruned, not overgrown, manner. Weeds and dead vegetation must be removed. Any alterations to flower beds are the responsibility of the owner to maintain.
3. Outdoor Furniture and Decor: Only appropriate outdoor furniture and accessories are permitted on porches and in flower beds. Upholstered or broken furniture is not allowed.
4. Storage: Personal property shall not be stored in common areas, including outside the patio. Items stored behind fences must be maintained so they are not visible above the fence line.
5. Trash Management: City-approved rollout containers must be placed at the curbside by 6 a.m. on service days and moved behind the front line of the house no later than daybreak the following day.

Architectural Guidelines

6. Approval Process: Any exterior improvements, alterations, or additions (including roofs, fences, sheds, or color changes to doors/shutters) must be submitted in writing to the management company for Board review and approval.
7. Specifications: Contact the management company for preferred roofing materials. Storm doors are optional but must have plain white trimming and a full-view opening (glass or screen).

Parking and Signage

8. Street Parking: Parking on Arlington Park Rd is prohibited. All vehicles, including those of visitors, must fit in the driveway. Parking on the road may result in towing at the owner's expense.
9. Prohibited Areas: No vehicles shall park on the grass. Boats, trailers, campers, and PODs are prohibited from grass and driveways.
10. Signs: No signs (including For Sale or Rent) are allowed in common areas without written permission. Signs are permitted within a unit's own flower bed.

Community Conduct and Pets

11. Noise and Behavior: Residents and guests must not act in an obnoxious or offensive manner. Noise (music, TV, pets, etc.) should not exceed normal conversation levels. Sound levels are restricted by city ordinance between 11:00 pm and 7:00 am.
12. Common Areas: Loitering in the street and the use of foul language in common areas are prohibited. Basketball goals (permanent or temporary) are not allowed.
13. Events: Profit-making events, such as garage or yard sales, are prohibited.
14. Pet Policy: A maximum of 3 pets per household is allowed. Dogs must be leashed, and cats should not roam free. Owners must properly dispose of pet waste.

Administrative and Leasing

15. Rental Requirements: Owners renting their homes must attach the "Crime Free Lease Addendum" to their lease agreements. Copies are available through the management company.
16. Reporting Violations: All information related to violations should be submitted in writing or via email to the management company, including the date and time of the occurrence.

These Rules and Regulations are designed to promote considerate neighborhood behavior and maintain Arlington Park as a desirable place to live.