



### The Preserve at Laurel Lake.

- Amenities: Club House , Pool, Tennis Courts, Basketball Court.
- Boat & RV parking available (extra fee).
- Grand Sign & Boulevard style Entrance with maintained landscape entry.
- Concrete sidewalks & street lights.

### Summary of Deed Restrictions & Homeowners Association.

- \$295 annual Homeowners Association dues.
- One Residence per lot.
- Setbacks: Front 25 ft, Side 10 ft, Rear, 15ft.
- One level home – 1600 sq ft living minimum. 6/12 roof pitch minimum.
- Two story home – 1800 sq ft living minimum, 1200 sq ft living minimum on first floor. 4/12 roof pitch minimum.
- A story & half home – defined as 2<sup>nd</sup> floor built into roof system. – 1800 sq ft minimum, 1200 sq ft living minimum on first floor. 6/12 roof pitch minimum.
- Tri-level home – 1800 sq ft living minimum. 4/12 roof pitch minimum.
- Home must have 2 car garage.
- Home construction materials must be either brick, stone, stucco, or “Hardiboard” type material. The front exterior of all homes shall include at least 25% brick or stone accenting. No vinyl siding. No log homes or modular homes.
- Landscaping: yard with St Augustine or Centipede sod with Irrigation.
- Fences: Backyard fence only, not closer to road than front of house. No chain link fence except black or green link shall be permitted. No stucco or concrete block fences or walls are permitted.
- Outbuildings – must be site constructed & have same exterior finish as residence.