

Meadowbrook Homeowners Association

Rules and Regulations

Amended 10/2/15

RESIDENTIAL PURPOSES. All units shall be used for non-commercial residential purposes only.

NUISANCES. No noxious or offensive activity shall be carried on upon any lot, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood. Parties or gatherings which can be disturbing to other residents shall be considered a nuisance.

VEHICLES. No inoperable vehicles (without tags or current inspection) are allowed to park in the community.

PARKING. Parking is only allowed in front of your home on your home's driveway or in the garage. Boats, jet skis, motor homes, trailers or other nonconforming vehicles cannot be visible from the street. No vehicles are allowed to park on any grassed or landscaped areas or sidewalks.

TRASH CONTAINERS. Trashcans are only allowed to be out on pick-up days, all other times it must be kept out of sight. Retrieve your trashcan as soon as possible after it is picked up. This means that cans are ready for retrieval upon arriving home from work. Trash cans must be placed so they are not visible from the street.

ANIMALS. Only dogs, cats, or other household pets may be kept and maintained provided that they are not kept and maintained for commercial purposes. Pets must be properly leashed and escorted at all times when they are outside the units. Pets that are allowed to run free will be picked up by New Hanover County Animal Control. You must remove any droppings from your pet immediately as also required by county rules.

SIGNS PROHIBITED. No "For Rent" or "For Lease" signs or any other signs shall not be permitted on any lot, residence, or fence.

MAILBOX. Mailbox and post must be properly maintained. Approved colors for Mailbox posts are Valspar exterior white latex based paint or Behr white exterior barn and fence paint.

RECREATIONAL VEHICLES. No boat, motorboat, camper, trailer, motor or mobile homes or similar type vehicle shall be visible from the street at any time.

YARD MAINTENANCE. Yards shall be kept reasonably neat and orderly. To include cutting the grass, pruning of shrubbery, weeding, and edging (sidewalks, curb, and driveway). Owners must keep swales and easements cut and clear of debris. Piles of debris and junk should not be visible from the street and need to be disposed of properly.

YARD/GARAGE SALES. Indoor and Outdoor Moving/Yard/Garage sales are strictly prohibited.

Violation Fine Schedule

Violation resolution will strictly followed. Please see violation resolution for fine schedule.

All violations should be reported to the Management Company in writing. If the report is not in writing, there will be no action taken. The Management Company can be reached at support@kuester.com or by mail 1712 Eastwood Road, Suite 202, Wilmington, NC 28403.