

FACT SHEET

NORTON COMMONS
More Life Per Square Foot

Summary of Residential Restrictions

The Norton Commons Residential Village Association (NCRVA) is the HOA for Norton Commons. This sheet provides a summary of some of the important restrictions and rules in place for the Norton Commons community.

Each owner, along with their household members, guests and tenants, are required to abide by the restrictions contained in the Residential Villages Declaration of Charter, Easements, Covenants and Restrictions and the Foundation Declarations.

The full documents along with community policies can be found on the resident website.

Orderly Parcel

- ☞ **Parcel Maintenance:** All parts of a lot must be kept in good order and repair.
- ☞ **Vehicle Parking:** Trailers, recreational vehicles and non-functioning vehicles cannot be kept on a lot, except in the garage.
- ☞ **Garage Doors:** Garage doors should be kept closed.
- ☞ **Play Structures:** Play structures should be kept in good repair and may be limited.
- ☞ **Prohibited Items from the Frontage:** Yard statuary, solar panels, satellite dishes, vegetable gardens, and play equipment should not be seen from the frontage.

Exterior Standards

- ☞ **Changes to the Exterior:** Any alteration to the exterior of a residence must be approved prior to implementation.
- ☞ **Lighting:** Exterior lighting should be limited and must be pointed downwards.
- ☞ **Shutters:** All shutters must be in working order, able to open and close.
- ☞ **Yard Signs:** No signs of any kind are permitted on a lot except one "For Sale" sign and one notice of a security system.
- ☞ **Fences:** All wood fences must be painted or stained a color.

Learn the Language

- **Open Space** is designated property intended for the benefit, use, and enjoyment of the owners.
- The **Design Code** regulates land use, architecture, and the environment of Norton Commons.
- The **Design Review Board** evaluates exterior alterations based on the Design Code.
- The **Verge Strip** is the strip of grass between the street and sidewalk.

Good Neighbors

- ☞ **Nuisances:** Anything that creates an unreasonable disturbance to neighbors is not permitted, including prolonged barking of dogs.
- ☞ **Pets:** You must clean up your pet's waste at all times. 20 Pet Stations can be found throughout the community. Waste bags are provided as a courtesy, but not intended to be a resident's sole source of pet waste containment.
- ☞ **Tenants:** Tenants must abide by the same rules as other residents.
- ☞ **Violations:** The NCRVA does not get involved with neighbor-to-neighbor disputes, but will assist in enforcing the Residential Restrictions.

Around the Community

- Roads and sidewalks are publicly-owned and under the management and ordinances of Metro Louisville. Parked vehicles must face the direction of traffic and be 30 feet from intersections.
- Alleys are privately-owned by the Norton Commons Foundation.
- Open parking lots are intended for the use of commercial establishments and not for the use of residents. Unauthorized or abandoned vehicles will be towed at the owner's expense.
- Pools are open to all residents in good standing with the NCRVA. Household registration is required each year prior to pool entry.
- Membership is required for access to the Dog Parks.

Contact the NCRVA

Melinda Eaton
NCRVA Manager
Phone

(502) 208-4005

General Email

ncrva@nortoncommons.com

Direct Email

meaton@nortoncommons.com