

Welcome to Fox Wood At Trinity

Modifications - Letter to Residents

The Fox Wood at Trinity Community Association, Inc. Modifications Committee is established by the Fox Wood at Trinity Community Association, Inc. Board of Directors to review proposed changes to the exterior appearance of property in Fox Wood for compliance with the covenants, deed restrictions, and architectural standards established for Trinity and Fox Wood. Homeowners are required by the deed restrictions and covenants on the title of their homes to obtain approval prior to making exterior modifications. This is done to preserve the aesthetic appeal of Fox Wood and to assist in preserving property values.

The Committee meets every other month the first Thursday of that month to review Applications for Modification and conduct other pertinent business. The meetings are open to residents and notice is posted at the gates 48 hours prior to each meeting. Applications for Modification are received as submitted by the residents by mail, email, or fax. The Committee makes every attempt to contact the resident when necessary to review each Application for Modification within 15 days of receipt. All Applications for Modification are reviewed and decision made within 30 days. A letter confirming the decision is sent on each Application for Modification received.

The guidelines for modifications and the approval process are not complicated. Hopefully, these tips can help you with just what needs to be done to complete this process.

- Essentially, all modifications to the exterior of a home require review and approval by the Modifications Committee. If in doubt, call or submit an Application for Modification. Please refer to the Deed Restrictions and Covenants, Trinity Master Section 10.03 and Fox Wood Section 8, as amended and the published architectural standards for information.
- Applications for Modification - must be received before the Committee can review or approve your modification. Forms are available from Resource Property Management, a Committee member or on this website.

- Some of the items requiring prior approval include: fences, pools, spas, basketball hoops, painting or repainting, stand alone flag poles, permanent hurricane shutters, satellite dishes, landscaping, gutters, play sets, landscape lighting, solar heating, front screen doors, curbing around flowerbeds, fountains and ponds.
- Applications for Modification are reviewed with the homeowner when necessary by a Committee member and if the application is of a non-standard or unusual request the Committee discusses the application and makes their decision. A confirmation letter is sent within a few days of the meeting stating approval or why the project was not approved.
- Residents are welcome to attend the meeting and may address the Committee after Committee business is concluded. New Applications for Modification will not be considered at the meeting since they have not been reviewed. Residents not attending the meeting may call Resource Property Management two or three days after the meeting to learn of the disposition of their Application for Modification.
- Please make sure all information and supporting documents, such as sketches, color samples and a site survey are attached to the Application for Modification or it may delay the review and approval process.

We will be sending letters requesting residents obtain approval for items where no approval records are in file. If you have added items without approval, you can do so now using the Application for Modification Form.

If you have any questions, please contact Resource Property Management, 727-796-5900