

## Coyote Creek HOA Information

Information provided by Stratford Management Company, Post Office Box 40790, Tucson AZ 85717  
 Phone: 822-8052 Fax: 822-8085

Association Fee: \$360 gated/\$330 ungated semi-annually

| Association Fee includes:        | Yes/No | Common Area Amenities:       | Yes/No |
|----------------------------------|--------|------------------------------|--------|
| Fire Protection                  | N      | Pool                         | N      |
| Refuse Collection                | N      | Spa/Hot Tub                  | N      |
| Security Patrol/Guard            | N      | Recreation Center            | N      |
| Exterior Pest Control            | N      | Kitchen Facilities           | N      |
| Termite Control                  | N      | Tennis Courts                | N      |
|                                  |        | Racquetball Courts           | N      |
| <b>Insurance:</b>                |        | Exercise Facilities          | N      |
| Personal Areas Structural Hazard | N      | Laundry Facilities           | N      |
| Common Area Structural Hazard    | Y      | Controlled Access Gate/Guard | Y      |
| Common Area Liability            | Y      | Other:                       | N      |

**Maintenance:**

| Common Area             |   |
|-------------------------|---|
| Structural Improvements | N |
| Grounds                 | Y |
| Pool/Spa                | N |
| Sewer Lines             | N |
| Streets/Parking Area    | Y |
| <b>Personal Area</b>    |   |
| Building Exterior       | N |
| Patios                  | N |
| Yards                   | N |
| Roof                    | N |
| Heating                 | N |
| Cooling Equipment       | N |

**General Information:**

|  |               |
|--|---------------|
| Federal Compliance Adult Community           | N             |
| Cable TV Available                           | Y             |
| Key to Common Area                           | N             |
| Key Deposit/\$                               | N             |
| Pets Allowed (Limit - )                      | Y             |
| RV Allowed (Limit - in garage only )         | Y             |
| RV Storage Space Provided                    | N             |
| Limited Number of Homeowner<br>Vehicles (# ) | N             |
| Remodeling Allowed                           | Y             |
| HOA Approval Required                        | Y             |
| Rentals Allowed                              | Y             |
| Transfer Fee : \$265                         | Y             |
| Association Controlled by Developer          | Y             |
| Sale/Lease Notification Required             | Y             |
| To Whom: Stratford Management                |               |
| When: Upon closing                           |               |
| What Info: Copy of Deed                      |               |
| Common Area Streets are                      | Private       |
| Common Area Sewer Lines are                  | Private       |
|  | Septic System |

**Utilities:**

|                             |   |
|-----------------------------|---|
| Common Area                 | Y |
| Personal Area               | N |
| Electric (Common area only) | Y |
| Gas                         | N |
| Water/Sewer                 | N |
| Other:                      | N |

**Governing Documents:**

The following governing documents are in existence:

Articles of Incorporation, ByLaws, Declaration of CC&Rs, Insurance Certificate, Reserve Study, Design Guidelines and Rules & Regulations

***The information contained herein is not guaranteed to be accurate and does not take the place of a detailed review of all governing documents. If you do not understand the information contained herein or in the governing documents, seek competent legal advice.***

For what part of the grounds is the homeowner personally responsible: All personal areas