

## **HOA-provided front yard maintenance**

Meridiana is a Planned Unit Development (PUD)

PUD is a zoning document

Not a Development Agreement with the developer

## **Council may choose to amend the PUD through the formal process (ordinance)**

Meridiana PUD; Section IV; Paragraph G – Changes

*The PUD may be substantially amended by the procedure outlined in Article VIII of the City of Iowa Colony Zoning Ordinance.*

Zoning Ordinance; Article VIII; Section 80

*Nothing herein shall be construed to limit the City Council from initiating consideration of amendments to this Ordinance.*

Procedure & Cost

Publish notice in newspaper

Sign(s) on Property – each pod

Mailed notices to property owners and all within 200' (~400 notices)

Approximate out of pocket cost \$2,500-\$3,000

Approximate staff time (mostly City Secretary) – 20-30 hours

## **Council may choose to adopt a policy statement (by resolution)**

Acknowledge requirement in PUD

Establish policy of Council to:

No longer enforce this requirement in the PUD

Waive this obligation of developer

Defer to deed records and allow the HOA to enforce this (as with all deed restrictions)

Record this resolution in the deed records (so future buyers are aware)