



Great Oak Farm Pet Etiquette

Our HOA declaration stipulates specific rules surrounding pets which all residents are expected to follow. Thank you for doing your part to be respectful of others and keep the community enjoyable for all residents.

Pets are required to be kept under the owner or keeper's control at all times. Please keep your pet leashed while walking and within a fence / electric fence when on your property.

Curbing your pet: Please use your homesite lot and common areas to curb your pet. Pets are not permitted to defecate or mark their territory on a homesite lot other than your own even if you intend to clean it up. There is ample common space to utilize throughout our community. Please refer to the list below!

Clean up after your pet: Be sure to remove your dog's waste from the ground, taking your used bags with you.

Barking: Be respectful of those around you and keep barking to a minimum. Frequent or prolonged barking creates a noise disturbance at any time of day/evening. Dogs should not be left outside unattended if they are prone to bark at passersby, other dogs, delivery vehicles, etc. Extend common courtesy to those around you. If your dog is barking, it is more than likely disturbing others.

Common areas for walking/curbing your pet:

- Main green Charter Road/ large green at Secret Hollow and Grassy Hill Roads
- The pond area, including the trail circling the pond and the trail leading up to Secret Hollow Road
- Landscaped circles located at each cul-de-sac
- Open space heading down Great Oak Farm Road past Pequot Court, behind the fire hydrant
- Walking trails located adjacent to 51 Old Colony Road and 84 Secret Hollow. The lower septic field at 51 Old Colony provides a large open grassy space.
- Open treed space on Secret Hollow between Marsh Pond and Rustic Lane

HOA Declaration Section 7.1 – Use and Occupancy Restrictions. The following use restrictions apply to all Homesite Lots and to the Common Elements:

(j) No animals, rabbits, livestock, fowl, or poultry of any kind shall be kept, bred, or maintained for any commercial purposes. Any pet causing or creating a nuisance or unreasonable disturbance or noise shall be permanently removed from the Property after notice and hearing. No unleashed pet shall be permitted outside of its Homesite Lot. No pet shall be allowed to roam on its Homesite Lot outside of its residence unless it is either leashed or remains in fenced-in areas of the Homesite Lot. Electronic fences for this purpose are acceptable.

(k) Owners of pets will immediately remove, and properly dispose of, their pet's waste from any of the Common Elements, including community roads, trails, and septic fields.

(l) Owners of pets will not willfully permit their pets to defecate on any Homesite Lot other than their own. Each Homesite Lot is a "Limited Common Element" restricted to the exclusive use of the Homesite Lot owner and should not be treated as a Common Element.