

Fishhawk Ridge Association, Inc.

Eligibility Requirements for FOB

1. To obtain a FOB, owner **MUST** submit the Pool Access FOB Registration form.
2. **Only the Homeowner** will be issued a FOB by the Management Company. Tenants, realtors and managing agents can NOT be issued a FOB.
3. Homeowners **MUST BE CURRENT** on the following:
 - a. Fishhawk Ridge Association common charges
 - b. Water usage bill, and
 - c. Have no outstanding deed restriction violations.
4. Resident **MUST** have a valid FISHHAWK RANCH ID card
5. Homeowners who rent their property, **MUST** have all of their tenant information up to date with the Association. Up to date means that a Tenant Profile form, full copy of the current executed lease, and new tenant fee have all been submitted.

Other Policy and Conditions for FOB

1. To ensure the safety of all residents, entrance into the pool area will require the Fishhawk Ranch ID card PLUS the Fishhawk Ridge FOB are required to be shown EVERY TIME an owner or tenant visits the pool. Fishhawk Ridge may employ a gate monitor or use homeowner volunteers to monitor the pool entrance. There will be ONE entrance and TWO exits for which the FOB is to be used.
2. All Pool Rules and Regulations must be followed at all times. If not, the Board may deactivate the FOBs for that address. Please refer to our Internet website: www.Fishhawkridgehoa.com for the pool regulations.
3. The first two (2) pool access FOBs will be free of charge to each address. A **maximum** of two FOB's will be issued to homeowners, however, owners who rent their unit will only receive one (1) FOB free of charge for their tenant. This will be one of the two initial free fobs for that address. Should an owner require a replacement FOB, the owner must notify the Association immediately to have their current lost FOB disabled, prior to being provided a new FOB. The cost of a replacement FOB is \$10.
4. All residents are to understand, just as with Fishhawk Ranch, that each time the pool is entered and exited, their FOB information is recorded into the monitoring company's database.
5. Only Fishhawk Ridge Association can issue FOBs to Fishhawk Ridge contractors (pool vendor, landscape vendor, etc) who require entrance into the pool area.
6. The Board of Directors of Fishhawk Ridge Association reserves the right to suspend use of the pool facility due to rule violations, delinquent assessments, or delinquent water bills.
7. Fishhawk Ridge Association reserves the right to review every FOB application prior to issuing a FOB and under no conditions will a FOB be issued or re-activated until all requirements included within the Eligibility Requirements above for a FOB have been met.
8. The Board of Directors of Fishhawk Ridge Association reserves the right to update these eligibility requirements as needed.