

# Winding Creek

ROSEVILLE

## Winding Creek Frequently Asked Questions

We've tried to think of everything, but if we missed something you don't see answered here, please get in touch at [windingcreek@anthemunited.com](mailto:windingcreek@anthemunited.com).

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### Will Winding Creek have a homeowners association?

There will not be an HOA at Winding Creek. This means there are no HOA fees!

### How big will the community of Winding Creek be?

Winding Creek is almost 500 acres, with 140 acres of forever protected land. At completion, the community will have 2,000 new residences.

### Am I able to build my own home or bring in an outside builder?

We do not allow homeowners to use their own builders, as we have carefully selected a group of skilled and trusted builders to craft each home and maintain a curated aesthetic throughout the community.

### What school district serves Winding Creek?

The top-rated Roseville Joint Union High School District and Roseville City School District serve Winding Creek.

### How close are the schools to Winding Creek?

The new West Park High School is located just 2 miles from Winding Creek, while Diamond Creek Elementary and Cooley Middle School are both less than 5 miles away. Additionally, there are plans to build an elementary school within the community.

### What grocery stores are nearby?

The newest Nugget Market location is a short 3 miles away. Safeway is located only 4 miles away. There are also plans for a retail town center within Winding Creek.

### I'm responsible for my yard, but who takes care of the public space?

As the developer, Anthem United is initially responsible for maintaining all public spaces, but the City of Roseville will take this on once we hand the community over.

### What is the expected timeframe for Winding Creek?

Winding Creek's homes are expected to be fully built out in approximately 10 years.