

ARCHITECTURAL RULES AND GUIDELINES

Revised 10/00

The Declaration of Covenants, Conditions, and Restrictions covering your subdivision requires that you request approval from the Board of Directors prior to doing exterior modifications to your house or other exterior changes to your property. Some examples of modifications needing approval are: room additions, decks porches, fences, changes to exterior colors of house, antennae, satellite dish, outside doors, permanent basketball goals, etc.

Complete the form on the reverse side of this page and mail it to the address at the top of the form. Enclose a plot plan, which was included with your closing papers, showing where the improvement is to be located. Although the Board of Directors will act promptly, they have up to thirty (30) days to respond to your request. **NO IMPROVEMENT MAY BE STARTED UNTIL YOU RECEIVE WRITTEN PERMISSION TO DO SO.** All work must be completed in a professional, workmanlike manner.

Following are some of the guidelines used by the Board of Directors in determining whether approval will be granted. **THESE ARE GUIDELINES ONLY.** Refer to the covenants and restrictions of your subdivision for specific requirements and exceptions.

1. No structure will be approved if it violates building setback lines or it encroaches on any easement.
2. Chain link fence must be vinyl coated, no galvanized fencing or galvanized kennels. Fences can not exceed six (6) feet in height. Wood privacy must have the more attractive side facing out. **ABSOLUTELY NO PRIVACY FENCES WILL BE ALLOWED ON LAKE PROPERTIES - NO EXCEPTIONS.**
3. Barns, sheds and/or out buildings cannot exceed a total of 120 square feet, and a maximum of (10) ten feet in height. The color of your proposed barn or shed must match the color of your house; shingles on the barn or shed must match the shingles on your house.
4. Above ground pools are not allowed. In ground swimming pools must be approved by the Board of Directors.
5. Offensive structures or landscaping that does not maintain the harmonious appearance of the subdivision, or does not project the appropriate image commensurated with the neighborhood will not be approved.
6. Placement of satellite dishes must be approved by the Board of Directors.
7. Lots adjoining the common areas are subject to more restrictive rules and guidelines regarding improvements and changes such as fences, storage barns, etc. Approvals will be made on an individual basis, at the sole discretion of the Board of Directors.

Approval will not be granted without a plot of your lot showing the location of the proposed structure on the plan. Even if you feel your improvement meets these guidelines, you must still formally request approval from the Board of Directors.