

**Cedar Oak Mesa
Architecture/Property Improvement Committee
Fence Building Rules and Regulations**

Mandatory Qualifying Requirements

1. All maintenance dues and liens (current and past years) shall be paid.
2. Any Deed Restriction violation(s) shall be corrected by the owner and validated by a COM POA Board member or Architecture and Property Improvement Committee member.

Filing Requirements

- ✓ Provide a copy of the lot survey (if available)
- ✓ Locate and flag survey pins to determine and validate fence placement.
- ✓ Prepare drawing of the lot reflecting lot dimensions, fence placement with respect to property line, and indicating where the front of the housing unit is located.
- ✓ The owner should fill out all specifications in the section below sign and mail this form, survey, and drawing to Cedar Oak Mesa, Inc., P.O. Box 1068, Wimberley, TX. 78676 (or alternatively return back to Architecture and Property Improvement Committee member).

Building Requirements

- ✓ Fence post and fence material, if made from natural wood or man-made material, shall be comprised of new material – fences composed of natural rock are acceptable
- ✓ All fence posts shall be composed of the same material
- ✓ Front fence shall be no higher than four (4) feet with a see-through fence material
- ✓ Side and back fences shall be no higher than six feet - can be privacy fence style
- ✓ Privacy fences along the side of lot can be no further to front of lot than front edge of the house

Building Specifications

1. Post material is composed of the following: Backyard: fence will be composed of wood posts if fence is wood, or metal stakes if hog wire or chain link is used.
2. Fence material for the front is composed of the following: Either chain link or wood fencing slats. This portion of the fence will not to be located at the front of the house. It will be located about half way back from the front of the house at back of the driveway, in front of the shed. It will be 4' high.
3. Fence material for the sides and back is composed of the following: Fence will be either wood, wire, or chain link. It will be approx. 5' high. Most of this portion will not be visible from the street as it is located down a slope behind the house and will not come to the front of the house.
4. Dimensions of the fence are as follows:
Width of front: approx. 25'; Length of side(s): approx. 30'; Length of back: approx. 80'

Height of front: 4'; Height of side(s): 5'; Height of back: 5'

Note: Gates on any given side will be constructed from the same material as the fence for that side.

I will complete this project within ninety-days (90) of receipt of approval to proceed, from the COM POA Board. Also, I will maintain a presentable construction area as the project is progressing. Further, I realize that I will be in violation of Deed Restriction No. 1, if I don't honor the previous two conditions.

Owner signature:

Lot No:

Date: