

**FIFTH AMENDMENT TO THE
LAS CAMPANAS COMMUNITY ASSOCIATION
DESIGN GUIDELINES**

Effective: January 5, 2006

Section I(1)(f) of the Design Guidelines has been amended as follows:

Each homeowner is responsible to see that no tree, shrub, or obstruction of any kind interferes with pedestrian traffic on sidewalks, passageways, and paths. The planting of small, slowing growing trees is encouraged on all lots. The Design Review Committee for each Project Association shall adopt and enforce guidelines pertaining to landscaping maintenance within the lots and common areas of its subdivision. Such guidelines must be approved by the Master Association's Design Review Committee before implementation.

Signed: 
Heidi Yetzer, Design Review Committee Chairman and
President of Las Campanas Master Association

Date: 1/10/06

**FOURTH AMENDMENT TO THE
LAS CAMPANAS COMMUNITY ASSOCIATION
DESIGN GUIDELINES**

Effective: January 28, 2005

Exhibit B-“Approved Plant List” has been amended to include additional trees as follows:

Small Trees (<20' Tall)

Mulga	Acacia aneura
Guajillo	Acacia berlandieri
Black brush	Acacia rigidula
Twisted acacia	Acacia schaffneri
Anacacho orchid tree	Bauhinia congesta
Yellow bird of paradise	Caesalpinia mexicana
Mediterranean fan palm	Chaemerops humilis
Texas ebony	Ebenopsis ebano
Illyarrie	Eucalyptus erythrocorys
Red flowered mallee	Eucalyptus erythronema
Fuchsia gum	Eucalyptus forrestiana
Coral gum	Eucalyptus torquata
Wilga	Geijera parviflora
Desert Museum palo verde	Parkinsonia cv. Desert Museum
Foothills palo verde	Parkinsonia microphylla
Mastic tree	Pistacia lentiscus
Texas mountain laurel	Sophora secundiflora
Chinese windmill palm	Trachycarpos fortunei
Arizona rosewood	Vauquelinia californica

Signed:  3/1/05
Heidi Yetzer, Chairwoman Design Review Committee and
Secretary/Treasurer of Las Campanas Community Association

**THIRD AMENDMENT TO THE
LAS CAMPANAS COMMUNITY ASSOCIATION
DESIGN GUIDELINES**

Effective: June 26, 2003

Section I(1)(f) of the Design Guidelines has been amended as follows:

Each homeowner is responsible to see that no tree, shrub, or obstruction of any kind interferes with pedestrian traffic on sidewalks, passageways, and paths. Unless otherwise approved by the Design Review Committee, at its sole discretion, all trees on a lot are to be maintained no higher than the roofline of the home on that lot, in order to maintain the integrity of views from neighboring lots. The planting of small, slowing growing trees is encouraged on all lots.

SECOND AMENDMENT TO THE
LAS CAMPANAS COMMUNITY ASSOCIATION
DESIGN GUIDELINES

Effective March 15, 2003

Because the block that was original specified is becoming increasingly difficult to find and not always cost effective, it was the decision of the Architectural Review Committee of allow for additional manufacturers and to relax the color restriction.

Attached is the revised exhibit.

Signed:

A handwritten signature in black ink, appearing to read 'Rod Davis', is written over a horizontal line. The signature is stylized and extends to the right of the line.

Rod Davis, Chairman ARC & Secretary/Treasurer of the Las Campanas Board of Directors.

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT E

(Revised March, 2003)

PATIO WALL MATERIALS

Manufacturer: Non-designated

Type: concrete block, double-sided scratch face

Color: earth tones to match as close as possible to Sunset SFU Stewart Block.

Block Size: 6" side – 8" high – 16" long

Cap block Size: If the walls are to be capped the following specifications shall be followed. 8" side – 4" high – 16" long

**SECOND AMENDMENT TO
DESIGN GUIDELINES
LAS CAMPANAS COMMUNITY
ASSOCIATION**

This Amendment to Design Guidelines Las Campanas Community Association (the "Amendment") is entered into this 26th day of February 2001, and has reference to those certain Design Guidelines for Las Campanas Community Association effective December 8, 1995 (the "Design Guidelines").

RECITALS

WHEREAS, a meeting of the Design Review Committee for Las Campanas Community Association (the "Design Review Committee") was held on February 23, 2001, and the amendments contained herein were voted upon and accepted by a majority of the members of the Design Review Committee; and

WHEREAS, a special meeting of the Board of Directors of Las Campanas Community Association (the "Board of Directors") was held on February 23, 2001, and the amendments contained herein were approved by the Board of Directors.

NOW THEREFORE, pursuant to Section 11.2.2 of the Amended and Restated Covenants, Conditions, Restrictions and Easements for Las Campanas (the "Covenants"), the Design Review Committee hereby amends the Design Guidelines as follows:

1. Section 16 of the Design Guidelines is amended and restated as follows:

16 Signage

One "For Sale" sign, no larger than four (4) square feet in size and stating the telephone number to call for information regarding the sale, may be posted in the window of the home that is offered for sale. No other signage is allowed on any built lot except during periods of an "Open House". During such periods, one "Open House" sign may be posted on the Common Area and one identical sign may additionally be posted within the front yard of the property during the hours of the Open House only. Additionally, one "For Sale" sign may be posted within the front yard of the property, only for the duration of the Open House. The "For Sale" and "Open House" signs allowed during the duration of the Open House must hang in an 'A' Frame, and may be no larger than five (5) square feet in total area.

All signage installed by a developer for the purpose of marketing a subdivision shall be of a design and material approved by the Design Review Committee. Plans showing design and location must be submitted to the Design Review Committee for review and approval prior to installation of any signs. Submittal exhibits must be in color and show all dimensions, color numbers, and location of placement, either by map or street name.

The following sign standards shall apply for the following types of signs (also see Exhibit F “Signage”, for additional information):

a Builder Identification Signs (Subdivisions recently constructed/under construction)

One free standing, non-illuminated single face sign, subject to the standards described and illustrated in Exhibit F.1, may be located off the street at the entry to the builder’s development area.

b Subdivision Identification Signs

One subdivision sign must be located at the primary entrance to the individual housing subdivisions, and must be incorporated into the entry monumentation as illustrated in Exhibit D “Las Campanas Entries”. Such signage shall conform to the standards described and illustrated in Exhibit F.2.

c Directional Signage

A comprehensive, integrated program of directional and traffic signage shall be undertaken and implemented to facilitate on-site traffic circulation. This shall include model directional signage, parking signage and model center signage, subject to the standards described and illustrated in Exhibit F.3.

All other provisions of Design Guidelines not amended herein remain in full force and effect.

WHEREAS, this Amendment is effective as of the date first written above.

FIRST AMENDMENT TO THE
LAS CAMPANAS COMMUNITY ASSOCIATION
DESIGN GUIDELINES

Effective December 8, 1995

**THIS FIRST AMENDMENT AFFECTS LAS CAMPANAS, BLOCK G,
PARCEL 1, LOTS 164-216.**

Homeowners of these lots shall be responsible for landscaping the rear (and side yard) slopes of their homes consistent with the requirements of Pima County's 12.5' Modified Bufferyard requirements, as shown on the diagrams 2A, 2B and 2C attached.

It is further understood that in order to create a more harmonious and consistent look that all homeowners are required to plant at a minimum:

TREES:

One 15 gallon Chilean Mesquite, Acacia or Palo Verde tree shall be planted near the toe of the rear slope on each lot. Corner lots shall be required to plant one additional 15 gallon tree along the rear side yard, as generally depicted in diagram "2C".

SHRUBS:

Two 5 gallon shrubs consisting of Texas Ranger, Feathery Cassia, Brittlebush or Hopbush shall be planted between the top and toe of the rear yard slope on each lot. Corner lots shall be required to plant an additional two 5 gallon shrubs along the rear side yards, as generally depicted in diagram "2C".

ACCENTS (Ground Cover):

Five 1 gallon accent plants consisting of Indigo Bush, Trailing Acacia, Myoporum or Verbena shall be planted between the top and toe of the rear slope on each lot. Corner lots shall be required to plant an additional five 1 gallon accent plants, as generally depicted on diagram "2C".

OPTIONAL PATIO WALLS:

Optional patio walls built in this subdivision are required to be the following:

Manufacturer: Stewart Block
Type: Concrete Block, double-sided scratch face
Color: Sunset SFU
Block Size: 6" wide - 8" high - 16" long
Cap Block Size: 8" wide - 4" high - 16" long solid

- NOTE: (a) All walls must be capped.
(b) All patio walls should be held in a minimum of 3' to 5' from the top of the slope to allow for a rock swale to be constructed at the top of the slope outside the patio wall

ROCK SWALES AND DOWN DRAINS:

All rock swales at the top of the slope, toe of the slope and between the top of slope and toe of slope (down drain) are required to be installed with 3" to 8" "Calmat Fractured Rock from their Rialto pit" or "Salt River Rock"* over Mirafi filter fabric (not plastic). Every lot is required to have at least one down drain to convey water from the upper drainage swale to the lower drainage swale.

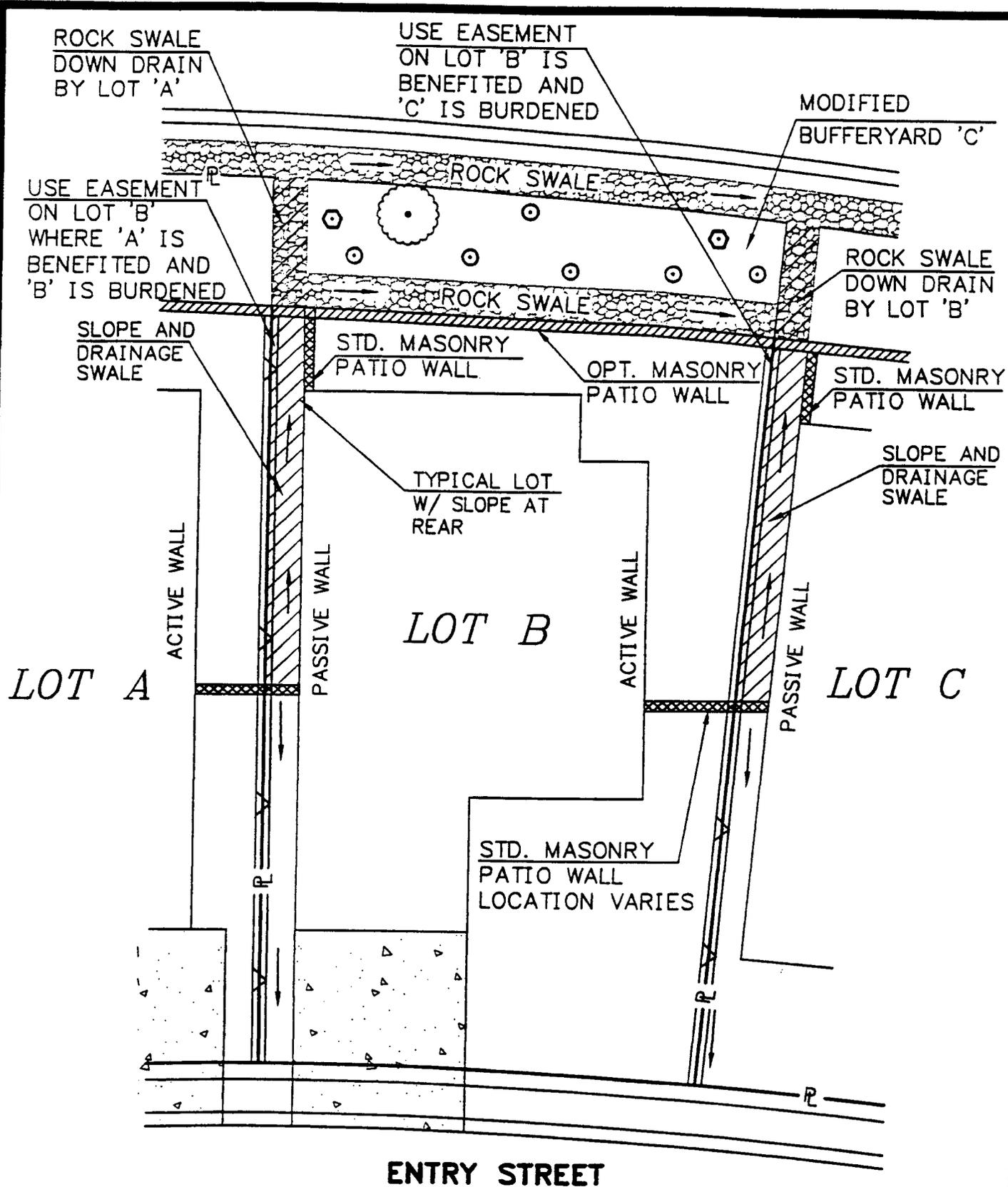
DECORATIVE ROCK:

All decorative rock placed on the slopes within the Modified Bufferyard "C" shall consist of 5/8" minimum "Sahuarita Gold". *

RIP RAP SLOPES:

In some cases slopes within the modified Bufferyard "C" may be steeper than 3:1 in which case these slopes shall be required to have 3" to 12" rip rap with filter fabric installed on these slopes. All rip rap shall consist of the "Calmat Fractured Rock from the Rialto pit" or "Salt River Rock" placed over a Mirafi Fabric.

*Alternative rock types may be approved from time to time upon submittal and approval to the Design Review Committee.



ROCK SWALE
DOWN DRAIN
BY LOT 'A'

USE EASEMENT
ON LOT 'B' IS
BENEFITED AND
'C' IS BURDENED

MODIFIED
BUFFERYARD 'C'

USE EASEMENT
ON LOT 'B'
WHERE 'A' IS
BENEFITED AND
'B' IS BURDENED

ROCK SWALE

ROCK SWALE
DOWN DRAIN
BY LOT 'B'

SLOPE AND
DRAINAGE
SWALE

STD. MASONRY
PATIO WALL

OPT. MASONRY
PATIO WALL

STD. MASONRY
PATIO WALL

TYPICAL LOT
W/ SLOPE AT
REAR

SLOPE AND
DRAINAGE
SWALE

ACTIVE WALL

PASSIVE WALL

LOT B

ACTIVE WALL

PASSIVE WALL

LOT A

LOT C

STD. MASONRY
PATIO WALL
LOCATION VARIES

ENTRY STREET

EXHIBIT "1A"
LAS CAMPANAS
PARCEL G-2
BUFFERYARD AND
USE EASEMENT EXHIBIT
SCALE: N.T.S.

LEGEND



- 1 TREE
- 2 SHRUBS
- 5 ACCENTS

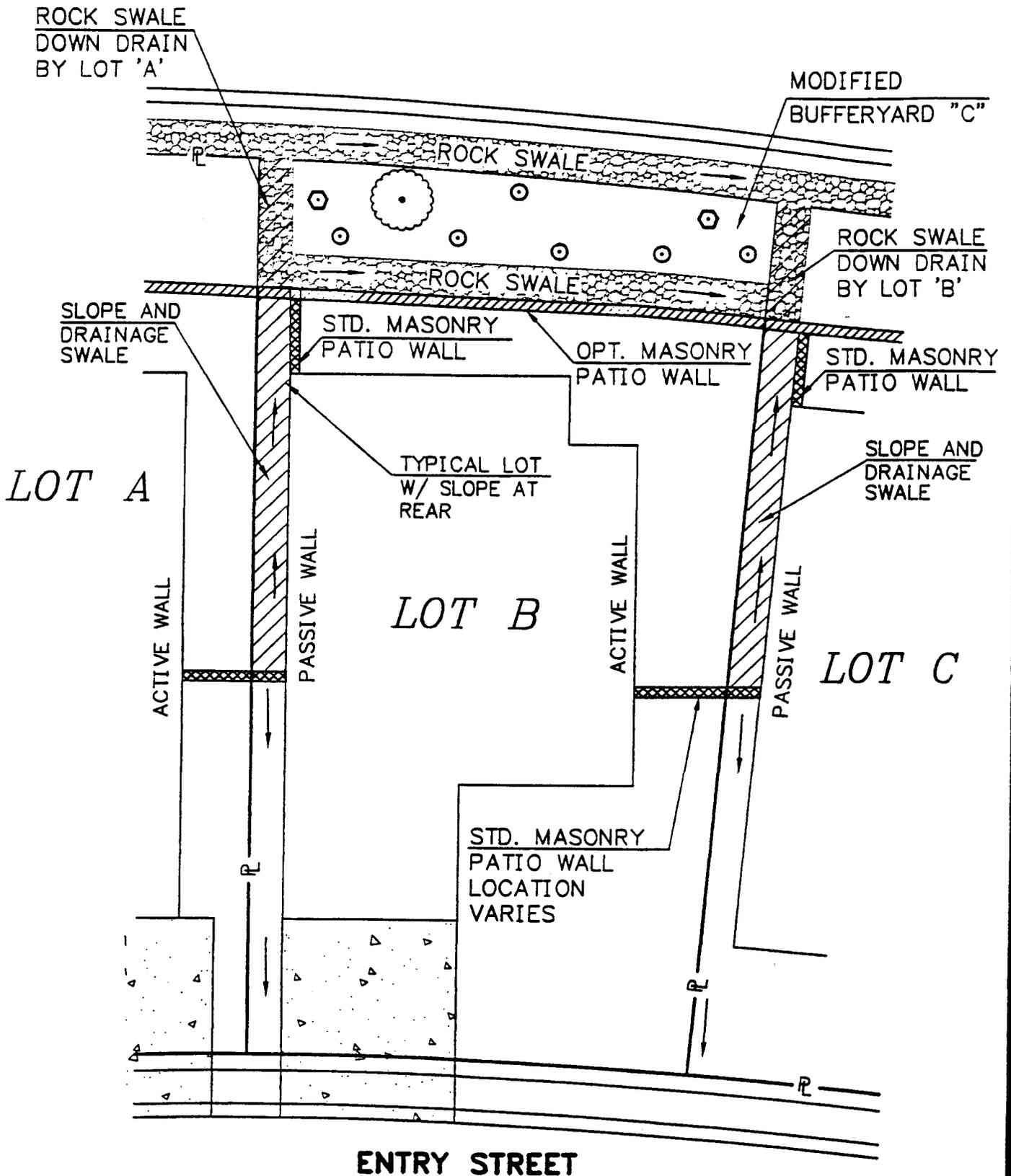


EXHIBIT "2A"
 LAS CAMPANAS
 PARCEL G-2
 BUFFERYARD AND
 USE EASEMENT EXHIBIT
 SCALE: N.T.S.

LEGEND



- 1 TREE
- 2 SHRUBS
- 5 ACCENTS

MINIMUM DENSITY REQUIREMENTS:
(PER LOT)



1 TREE

2 SHRUBS

5 ACCENTS

OPT. MASONRY PATIO WALL
(SAME PLANT REQUIREMENT AS WITHOUT WALL)

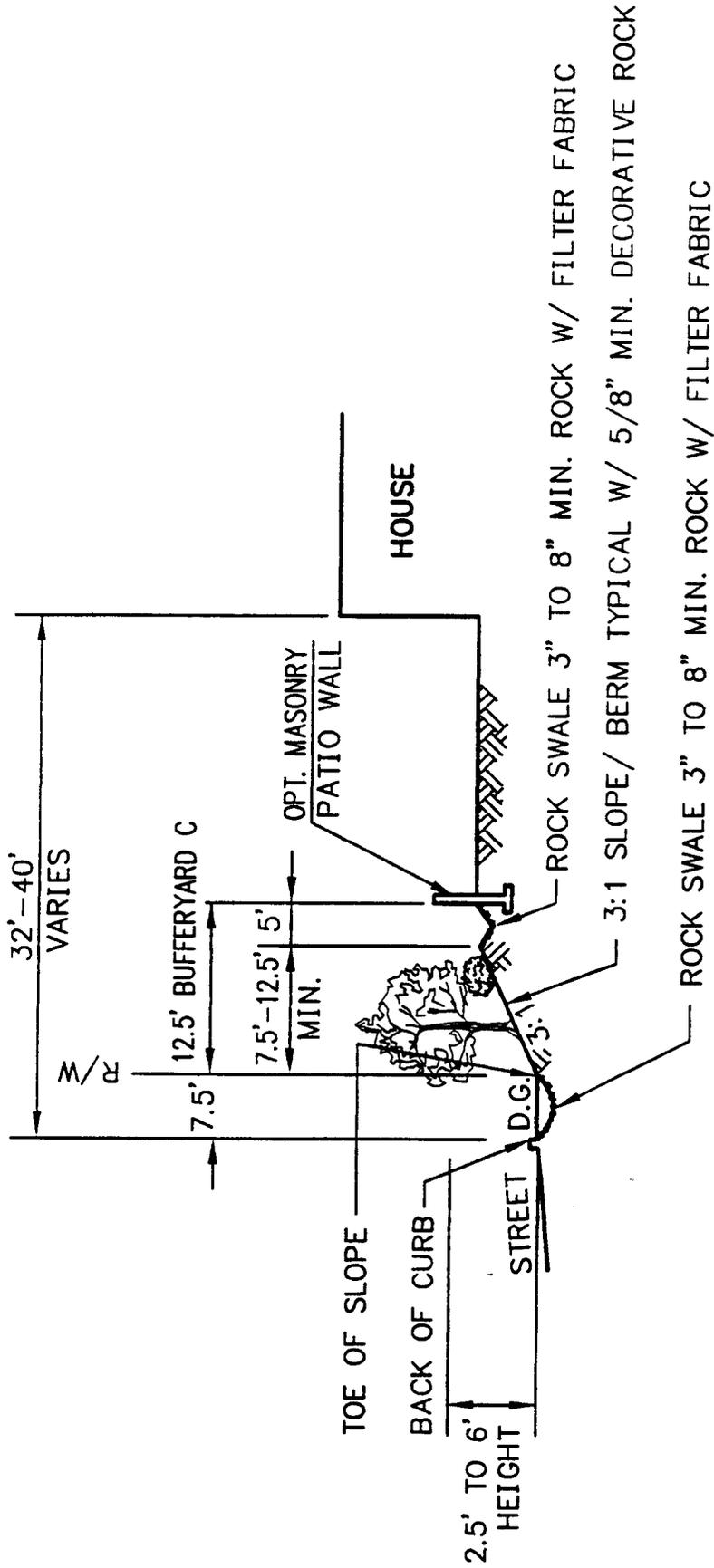
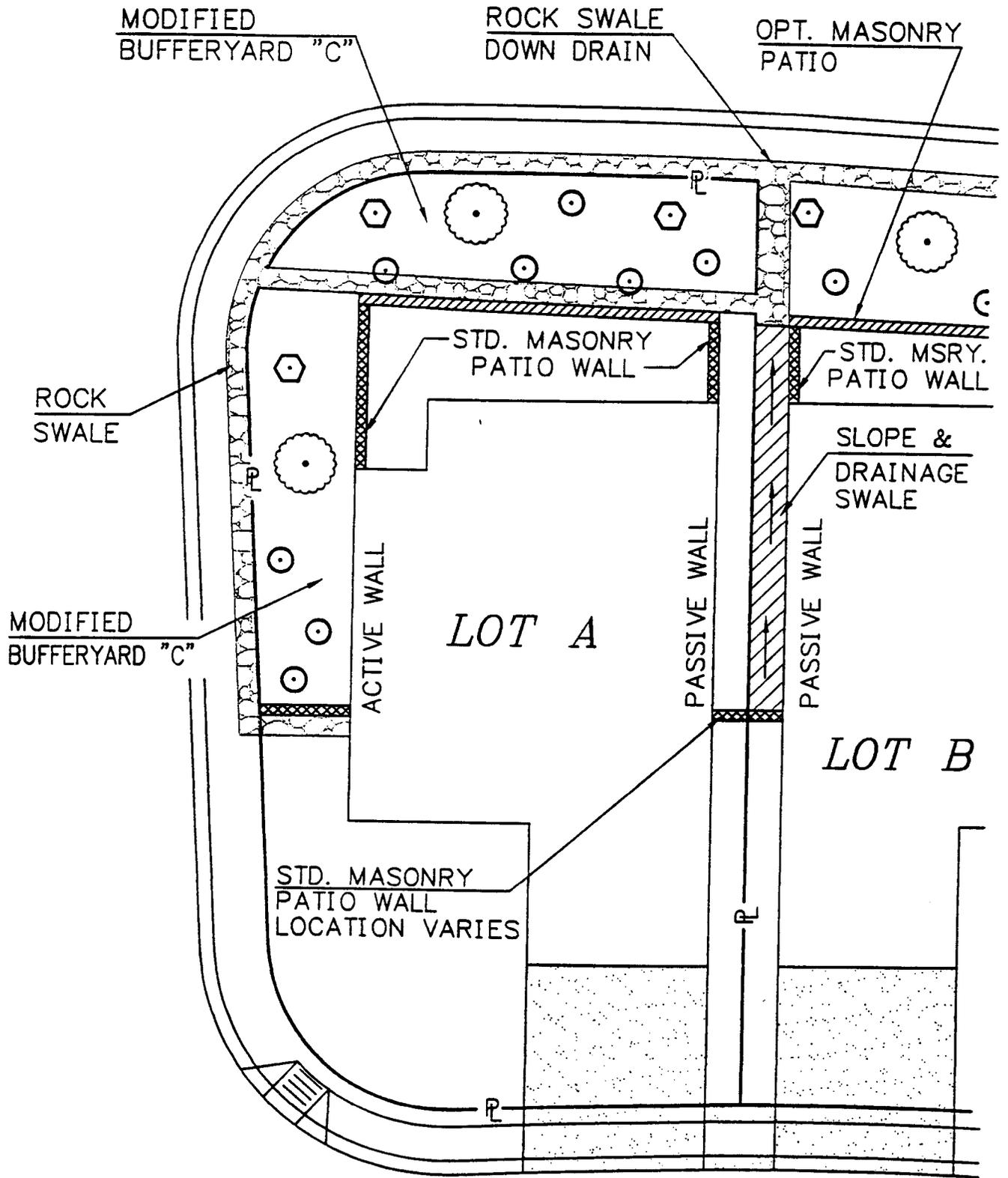


EXHIBIT "2B"
LAS CAMPANAS
PARCEL G-2

12.5' MODIFIED BUFFERYARD 'C'

N.T.S.



LEGEND

-  1 TREE
-  2 SHRUBS
-  5 ACCENTS

EXHIBIT "2C"
LAS CAMPANAS
PARCEL G-2
BUFFERYARD AND
USE EASEMENT EXHIBIT
SCALE: N.T.S.

DESIGN GUIDELINES

*LAS CAMPANAS COMMUNITY
ASSOCIATION*

Effective December 8, 1995

LAS CAMPANAS DESIGN GUIDELINES

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LAS CAMPANAS DESIGN GUIDELINES

A PURPOSE OF THE DESIGN GUIDELINES

These design guidelines have been prepared to ensure that the overall planning philosophy for *Las Campanas* is carried out as each portion of the community is built. Hence, the Design Guidelines are intended first as an information source to builders, developers, architects or investors interested in *Las Campanas*, and second as a regulatory mechanism to ensure that all improvements are completed in an environmentally sensitive manner, and are consistent with the intent of the Las Campanas Declaration of Covenants, Conditions and Restrictions (CC&R's).

As a part of the Design Guidelines, a mandatory program of architectural review has been established to evaluate every development proposal. The purpose of the review program is to ensure that the high standards set forth in the CC&R's and in this document are upheld in each phase of development.

The *Las Campanas* Design Guidelines are intended to be a conceptual, dynamic guide to development and as such are subject to change where the Design Review Committee determines such change is in the best interests of the community.

These Design Guidelines are binding on all property owners, as well as any person, company or firm which intends to construct, reconstruct or modify any permanent or temporary improvement (buildings, landscaping, roads, etc.) in *Las Campanas* or in any way alter the natural setting of the desert environment.

B RELATIONSHIP TO CC&R's

Enforcement of the Design Guidelines is allowed by the CC&R's, which have been adopted formally and recorded to establish the *Las Campanas Community Association* and to guarantee long-term maintenance of all Common Areas and Common Elements within *Las Campanas*.

C PROJECT ENTRIES/ SUBDIVISION ENTRIES

The *Las Campanas* entry program, as illustrated in Exhibit D "Las Campanas Entries", provides an integrated design of landscaping, monumentation and signage which maintains compatibility with the surrounding environment. All builders within *Las Campanas* are required to construct the entries to their subdivisions in conformance with the standards illustrated in Exhibit D, with all accompanying signage as described and illustrated in Section I.16 "Signage" and Exhibit F.2 "Subdivision Identification Signs".

The Project entries serve to introduce and define the limits of *Las Campanas* and are intended to impart a subtle, tasteful introduction to the community. The subdivision entries will provide a consistent and tasteful point of access to individual neighborhoods.

D ARCHITECTURAL DESIGN THEME

The architectural theme for *Las Campanas* reflects the thoughtful integration of homes with the desert

environment. Themes of the southwest, as well as other building styles that respond appropriately to the desert surroundings, are encouraged.

Zoning regulations have been established through the Specific Plan to restrict building height within the community. In general, low profile structures which are integrated into the natural terrain and vegetation are encouraged.

Acceptable building materials include masonry, antigua brick and stucco. The use of wood as a predominant exterior material is not acceptable as it has a history of weathering poorly and is not a traditional feature of this environment.

Generally, the colors listed in Exhibit A "Standard Exterior Colors" are acceptable for use on the exterior of homes and related improvements. Highly reflective colors or materials are prohibited on all wall and roof surfaces. All architectural elements, including color, are subject to approval of the Design Review Committee.

E LANDSCAPE THEME

The *Las Campanas* area is characterized by a plant community known as "Arizona Desert Scrub". Numerous plants have been selected as uniquely suited to the area. Landscaping with these plants will preserve the aesthetic and biologic integrity of the desert environment. The Approved Plant List (Exhibit B) will assist homeowners, landscape architects and builders in formulating landscape plans.

Consistent with the overall design philosophy, a landscape theme has been established emphasizing the preservation and enhancement of native plant life. In instances where removal of plant life cannot be avoided, all reasonable efforts must be made to relocate plant materials in accord with the guidelines contained herein. Should revegetation and replanting be necessary, only plant materials listed in the Approved Plant List may be used. The only exception to this policy is that non-native material may be used in any areas within patio walls. All property outside of patio walls but within the lot boundaries must use materials from the Approved Plant List, and must adhere to the conditions outlined elsewhere in these Design Guidelines with respect to all visible areas of a built lot.

The natural area and designated areas consist of undisturbed natural desert vegetation. No non-native plant materials may be introduced here. In addition, no water, fertilizing or other maintenance activities may occur in the natural area other than those required for clean-up of man-made debris.

The intent of this differentiation of natural areas is to assure the continued integrity of the desert in the regions outside the developed area, as well as visual continuity of the development, by limiting the use of exotic species in visually unobtrusive areas.

The plant types set forth in the Prohibited Plant List (Exhibit C) include species with characteristics which are potentially incompatible with natural areas and indigenous plants by reason of profuse and obnoxious pollen, excessive height, weed-like characteristics (with the exception of Common Area hydroseed), high water demands and other similar traits. Under no circumstances is it permissible to plant any items from this list.

The following information should be submitted in conjunction with the preliminary grading plan for a

development within the *Las Campanas* community.

- 1 Existing Vegetation Identification
 - a Listing of each major plant, by species and size, within the area proposed for grading.
 - b Listing of each species to be salvaged by plant type.
- 2 Detailed listing of transplant methods to be used.
- 3 Transplant Considerations
 - a Soil type (transplants should be placed in soils similar to the original environment).
 - b Location in similar environment to original location (slope orientation/drainage).
 - c Geographic orientation of plants (cacti must be replanted so that the southern quadrant of the plant which has adapted to the temperature regimes of its southern exposure is again facing south).
 - d Care (watering) of transplants.
 - e Temporary storage of transplanted materials (description of facility to be used).
 - f Chemical methods of pest and bacteria control.

F SUBDIVISION GRADING AND DRAINAGE

Grading will be necessary in the course of community development as roads, homes and other improvements are constructed. Grading within *Las Campanas* must adhere to the following guidelines:

- * A grading plan that illustrates existing and proposed contours, cut and fill areas, and all existing plant materials within the subject area must be included with the preliminary submittal to the Design Review Committee for review. A vegetation management plan must also be implemented, as described in these guidelines.
- * Grading, other than when necessary, should result in curved, undulating contours, rather than sharp or squared contours, to create a rolling, natural appearance. Developers must maintain grading flow as originally determined by the Master Developer (Fairfield Homes) or their assigns.
- * Grading may not occur within natural drainage areas (except for necessary roadways and erosion protection, or for retention/detention facilities).
- * Graded areas which will not be built upon must be revegetated as soon as possible with

plant materials from the approved list. In built-out areas, architectural solutions must be implemented to reduce impacts of grading.

- * With the exception of roadways, erosion protection and passive recreational facilities, no permanent or temporary improvements may be built in a drainage course.
- * All areas of cut and/or fill which result from grading or related site work must be landscaped or improved by the Developer in accordance with plans approved by the Design Review Committee. Site preparation may not result in a cut and/or fill which covers a vertical distance of more than ten (10) feet, with the exception of detention/retention areas within the Master Homeowners Association Common Areas. All areas of cut and/or fill having a slope not steeper than three to one will then be replanted with vegetation which, upon maturity, will have a density of at least that existing in the natural landscape of surrounding areas. All areas of cut and/or fill having a slope steeper than two to one and not steeper than one to one must be resurfaced with natural stones ("rip rap") that blend in with or complement the natural setting and may be replanted in locations terraced for that purpose.

All areas of cut and/or fill having a slope steeper than one to one must be retained by masonry retaining walls. A two to one slope is herein defined as a slope for which the horizontal distance is twice the corresponding change in vertical elevation. A one to one slope is herein defined as a slope for which the horizontal distance is equal to the corresponding change in vertical elevation.

Masonry retaining walls must be constructed of appearance grade concrete block or painted concrete, giving due consideration to the height and other physical aspects of the retaining wall. Alternative plans for site preparation and for landscaping, resurfacing or retaining areas of cut and/or fill may be implemented only if previously approved in writing by the Design Review Committee. All landscaping, revegetation, and retaining walls which are not part of a homeowner's lot must be maintained by the Master Homeowners Association, unless otherwise specified in the CC&R's.

G LIGHTING

The beauty of the night at *Las Campanas* will be enhanced by judicious use of lighting. Lighting may be utilized only as necessary to provide the functional requirements of safety, security and identification. Unnecessary use of light is prohibited in the interest of energy efficiency and maintenance of the quiet nighttime environment.

Light standards for individual home landscaped areas and Common Areas may not exceed 24 inches in height and must consist of a "pagoda" type or other low-profile design. The light source must be

shielded to reduce dispersal of ambient light in a skyward direction. The light must be directed only down and onto the street in a limited radius. The standards must be separated sufficiently to create isolated "pools of light" on the pavement, rather than a continuous, saturated condition. In keeping with this philosophy, the use of low pressure sodium or incandescent fixtures is recommended. High pressure sodium lighting is prohibited.

H APPROVAL AND COMPLETION OF IMPROVEMENTS

All exterior changes or modifications to an existing home must be submitted to the Design Review Committee, in care of the Association's designated management company, for prior written approval. Such submittal must be in writing, and must include full details of the planned project, including:

- * the lot owner's name, address and lot number;
- * name, address, license and phone number of any contractor(s) to be used;
- * detailed description of work to be done;
- * list of materials to be used, including any color schemes;
- * an accurate drawing, using lot dimensions and showing the exact location of the proposed addition. For room additions or other structures that must tie into the roof line, an elevation of the structure must be attached.

When a request for any modification or improvement to an existing home is approved, the Design Review Committee will issue a Green Permit Card. The homeowner will display it in a front window clearly visible from the street, or on a weather protected sign post in front of the house, to signify that Design Review Committee approval has been granted for the changes/modifications in progress. The Green Permit Card will be returned to the Design Review Committee when the project is complete.

The Design Review Committee shall have thirty (30) days to review and respond to any submittal for exterior modifications to a home or lot. In the event the Design Review Committee fails to approve or disapprove such plans within thirty (30) days after the full plans for such modification have been submitted, it shall be presumed that the Board approves said plans, and improvements may commence accordingly, provided a Green Permit Card is obtained from the Design Review Committee.

1 Timely Completion of Landscaping

The homeowner will have 6 (six) months from the close of escrow on their home to complete exterior landscaping on their lot and on the right-of-way from the front and side boundaries of the lot to the curb of the street. A written landscape plan must be submitted to the Design Review Committee within 60 days of close of escrow, and written approval must be received from the Design Review Committee prior to installation of landscaping.

2 Timely Completion of All Other Improvements

The homeowner has 120 days from the date of Design Review Committee approval to complete all other improvements. In the event work cannot be completed within this time frame, a written request must be submitted for an extension.

3 Non-Compliance with Conditions of Design Review Committee Approval

The Design Review Committee reserves the right to request the homeowner to halt any and all work being performed either by the homeowner and/or his contractor for which an application has not been approved or which is deemed unsuitable, undesirable, or in violation of the CC&R's. Failure of the homeowner to comply may be a cause of an action at law or in equity, either for injunction, action for damages, or such other remedy as may be available.

I LANDSCAPE AND ARCHITECTURAL STANDARDS

The intent of these guidelines and standards is to promote quality living environments which preserve the integrity of the desert environment and the development philosophy of *Las Campanas*.

1 Landscaping

- a The character of the landscaping to be placed on all visible portions or buffer yards of each built lot, or any portion of a built lot not enclosed by a wall, must be compatible with the standards set by the Master Developer, and must have the written approval of the Design Review Committee.

Each owner agrees that exterior landscaping will be completed within 6 (six) months after the close of escrow. If unforeseen conditions make a time extension necessary, the homeowner must submit a written request for same.

- b Each owner is responsible for landscaping the buffer zone (the area between the property line and the sidewalk in front or at the side of the home) bordering his or her property to the same standards and within the same time-frames as described elsewhere in these Design Guidelines as referring to landscaping of visible portions of built lots.
- c Plantings and streetscape sculpture/furniture in all buffer yard areas, mini-oases, buffer-overlay zone, right-of-way, and retention/detention areas must conform to Pima County standards.
- d Landscape plans for any visible portion of each built lot must incorporate decomposed granite (DG) or crushed rock of muted earth tones or neutral colors, as outlined in Exhibit G "Decomposed Granite and Crushed Rock Specifications", on all portions of the yard, integrated with individual themes of approved ground cover plants, bushes and trees from the Approved Plant List.
- e Undisturbed natural vegetation must be maintained in the natural area. Revegetation with approved plant materials must occur in areas disturbed by construction activities. No restrictions on vegetation exist within areas enclosed by a patio wall, except those governed by the Prohibited Plant List.

- f Each homeowner is responsible to see that no structure, tree, shrub, fence, or any exterior addition to their home or yard interferes in a significant or substantial manner with any other neighbor's views or enjoyment of such neighbor's property. Even though the Design Review Committee may have approved landscaping plans, if subsequent growth of trees, shrubs or plants is to a height or size that interferes with such neighbor's view and such neighbor renders a complaint with the Design Review Committee, and if after physical examination the Design Review Committee deems the complaint valid and reasonable, the Design Review Committee will then inform such homeowner to trim said tree or plant, or remove same, so as to not block or interfere with such neighbor's view. Said homeowner shall have 30 days from the date of said notice to comply.
- g When landscaping along the roads and on corners, consideration must be given so that obstructions are not placed where they will hinder the safety of drivers.
- h Each owner of a Lot or Parcel shall keep that Lot or Parcel and any buffer area adjoining the Lot or Parcel (to the extent the buffer area is not Common Area) clean and free of trash, rubbish, debris, weeds, dead or decaying vegetation (including compost piles), other unsightly material, and any plant or other vegetation which the Design Review Committee determines, for aesthetic or health reasons, should not be permitted within the Property. Each Owner of a Lot or Parcel shall maintain all landscaping on the Lot or Parcel and any buffer area adjoining the Lot or Parcel in good condition or repair, neatly trimmed, properly cultivated, and in attractive and viable condition, free of trash, rubbish, debris, weeds, dead or decaying vegetation (including compost piles), or other unsightly materials.

2 Exterior Material, Color, Appearance

The exterior house surface must be of an approved 'Appearance Grade' masonry, smooth or Spanish Lace stucco, which can include accent areas of antigua brick or stucco, or other suitable materials as approved by the Design Review Committee to promote and enhance the desert environment. It is expected that exterior treatments and colors will be consistent with those standards prescribed in Exhibit A "Standard Exterior Colors". Dominant colors such as black, white or red are not allowed.

3 Roofs

Roof design and construction material are subject to review and approval by the Design Review Committee. Roof lines must be compatible with the overall character of the topography, flat in some areas, more pitch in others. From an energy conservation perspective, roof projections over windows are encouraged. Pitched roofs must be constructed of concrete or clay tile or asphalt shingles, all of which must exhibit muted earth tones. Reflective or white finishing materials are prohibited. Other roof materials may be approved by the Design Review Committee. No mechanical equipment of any kind will be permitted on roofs unless placed by the Developer during the original

construction period. All vents and other projections must be colored to blend with the roof.

Flat roofs may be constructed of felt roofing materials and finished in neutral colors, but must be enclosed by parapet walls. Reflective or white finishing materials are prohibited.

4 Reflective Finishes

No highly reflective finishes (other than glass, which may not be mirrored) may be used on exterior surfaces (other than surfaces of hardware fixtures), including without limitation the exterior surfaces of any of the following: roof, all projections above roofs, patio walls, retaining walls, doors, trim, fences, pipes, equipment, mailboxes and newspaper tubes.

5 Building Projections

All architectural building projections, including chimney flues, vents, gutters, downspouts, utility boxes, air conditioning, porches, railings and stairways, must match the color of the main residence or must be of an approved color.

Evaporative coolers may be installed only on the roof of a residence, and must receive prior written approval of the Design Review Committee. All evaporative coolers must be screened by walls on all sides of the unit visible from the street. Basketball goals or similar types of apparatus may not be installed on any residence.

Radio or television antennae or satellite dishes are permitted on houses with flat roofs if and only if they do not exceed the height of the parapet. Radio and television antennae or satellite dishes are permitted on houses with pitched roofs if and only if they can be contained entirely within the attic of the house, and are not visible from the exterior of the house. Under no circumstances are antennae or satellite dishes allowed on the house exterior walls or patio walls.

Ground-mounted satellite dishes are permitted if enclosed within patio walls or screen walls (as designated in Section I.10 of these Design Guidelines), and the highest point of the dish does not exceed the height of the wall.

6 Patios and Courtyards

Patios and courtyards must be designed as an integrated part of the main residence and located entirely within the lot.

7 Walls

- a No patio wall, retaining wall or screening wall may be constructed within Las Campanas without the prior written approval of the Design Review Committee. Walls should be a visual extension of the architecture of the main residence. The texture and color of walls must conform to the standards prescribed by the Design Review Committee, as outlined in Exhibit E "Patio Wall Materials", and

may not exceed six feet in height without prior written approval of the Design Review Committee.

- b Homeowners at Las Campanas, solely at their own discretion, may or may not elect to build a patio wall on their lot. Should a homeowner elect to build a wall, they may do so on the boundary line of their lot or at least 18" from the lot boundary line. If built on the lot boundary line, the wall must attach to any pre-existing wall that may have been constructed on the lot boundary line by a neighboring homeowner or the developer. A wall not built on the lot boundary line cannot be any closer than 18" to the lot boundary line.

A homeowner electing to build a patio wall on the lot boundary line may do so at any time by obtaining written approval of the Design Review Committee, and by further notifying in writing all adjacent lot owners, other than Developer or Declarant owned lots, thirty (30) days prior to beginning construction of the wall.

Whenever a wall is built on the lot boundary line and attached to a neighboring wall, it will at that point become defined as a Party Wall, and will be subject to the conditions contained in the Las Campanas CC&R's, Article 14, Section 14.16, entitled Party Walls, and any other conditions contained in the CC&R's or these Design Guidelines governing Party Walls. Alterations or modifications of any existing wall require prior written consent of the adjacent lot owner(s), in addition to the final written approval of the Design Review Committee.

Should a homeowner attach their patio wall to a retaining wall constructed by the developer, the homeowner will respect all responsibility, financial and otherwise, for maintaining the retaining wall to the same standards governing all patio walls within Las Campanas, including any repairs to the existing wall necessary at the time of construction of the patio wall.

- c A homeowner connecting his/her patio wall to the patio wall of an adjacent homeowner will compensate the adjacent homeowner fifty percent (50%) of the cost of constructing the portion of the wall which sits on the lot boundary line between the two lots, provided the adjacent homeowner submits an invoice with supporting documentation of cost. The invoice must be submitted and paid within sixty (60) days of connection of the patio walls.
- d With regard to the immediately foregoing, the Declarant and/or Developer/Owner expressly disclaim any warranty, representation or guarantee whatsoever with respect to any homeowner/lot owner obtaining reimbursement from another homeowner/lot owner.
- e Should a homeowner elect to build a patio wall entirely within the boundaries of their lot, the homeowner may do so provided prior written approval is obtained from the Design Review Committee, and all prescribed setbacks, as outlined elsewhere in these Design Guidelines, are followed. The homeowner will be responsible for landscaping and maintaining any part of their lot outside the wall to the same standards as those described elsewhere in these Design Guidelines as referring to all visible portions of a built lot.

- f Should a homeowner elect to not build a patio wall on any portion of their lot, the homeowner will be responsible for landscaping and maintaining their entire lot to the same standards as those described elsewhere in these Design Guidelines as referring to all visible portions of a built lot.
- g Should a homeowner's property include a sloped area entirely within the lot boundaries of the property, the homeowner may or may not elect to build a patio wall to enclose the sloped area. Should the homeowner elect to build the wall to enclose the sloped area, the wall may not be constructed in such a way as to affect the original drainage plan. Should the homeowner elect to not construct a wall on the lot, or to construct the wall in such a way as to not enclose the sloped area, the homeowner will be responsible for landscaping and maintaining the slope to the standards described elsewhere in these Design Guidelines as referring to grading and drainage of slopes.
- h Wrought iron fences, which were built as a part of the developer construction on greenbelt lots, may not be removed; however, they may be modified to a lower height of 24". A homeowner may change the color of painted wrought iron fencing; however, paint colors must be consistent with Las Campanas standard exterior colors as outlined in Exhibit A "Standard Exterior Colors". Design Review Committee approval is required for such alterations.
- i In order to maintain the uniformity and continuity of appearance of project and subdivision perimeter walls, gates or other openings may not be built into any walls on the perimeter of the project or any individual subdivision.

8 Free-Standing Foundations

All exterior wall materials must be continued down to finish grades, thereby eliminating unfinished foundation walls.

9 Solar Applications

The use of passive and active solar designs is encouraged. Components of these systems must be designed and installed so as not to create any adverse visual impact upon any portion of the community. All designs and placement are subject to review and approval by the Design Review Committee.

10 Service Yard/ Mechanical Units

Walls are required as screening for a service yard, if any, to enclose all above-ground garbage and trash containers, and other outdoor maintenance and service facilities. Air conditioning units must be screened by walls on no fewer than two sides of the unit. All above-ground meters must be adequately screened by landscaping so they are not visible from the street or neighboring properties.

11 Building Height

Maximum building height for single family detached residences will be 24 feet measured from grade as determined under Pima County Zoning Code 18.03.020 A12.

12 Building Size

Single-family detached residences must have a minimum size of 1,080 square feet of finished living space, exclusive of garages, patios, decks, etc.

Single-family attached residences must have a minimum size of 985 square feet of finished living space, exclusive of garages, patios, decks, etc.

13 Setbacks

Building setbacks are defined in the Specific Plan of *Las Campanas* - Book/Docket 9481, Pages 644-786 in the office of the Pima County Recorder.

The front edge of any patio wall may only be constructed to the front corner of the house on the side of the house on which it is built.

14 Driveway Surface

In accordance with the Design Review Committee Guidelines, each driveway must be concrete. Glazing or other finishing material for driveways is subject to the written approval of the Design Review Committee.

15 Damage to Developer Installed Improvements

The Design Review Committee, at its own discretion, may require an owner or owner-hired contractor to pay a Repair Guarantee Fee of \$1500 at the time of submittal for any project that may affect developer installed improvements. This includes, but is not limited to, retaining walls, sidewalks/curbs, irrigation, or planting. If an owner or owner-hired contractor causes damage to retaining walls, sidewalks/curbs, irrigation or planting as originally installed by the developer, this damage must be repaired or replaced at the owner's expense.

If the owner fails to perform the necessary repairs after written notice and request from the Association, the Association has the right at any time to make necessary repairs or replacement, and to deduct the cost from the Repair Guarantee Fee, with any overage additionally assessed to the owner.

16 Signage

No signage is allowed on any built lot except during periods of an "Open House". During such periods, one "Open House" sign may be posted on the Common Area and one identical sign may additionally be posted within the front yard of the property during hours of the Open House only. Additionally, one "For Sale" sign may be posted within

the front yard of the property, only for the duration of the Open House. The "For Sale" and "Open House" signs must hang in an 'A' frame, and may be no larger than 5 square feet in total area.

All signage installed by a developer for the purpose of marketing a subdivision shall be of a design and material approved by the Design Review Committee. Plans showing design and location must be submitted to the Design Review Committee for review and approval prior to installation of any signs. Submittal exhibits must be in color and show all dimensions, color numbers, and location of placement, either by map or street name. The following sign standards shall apply for the following types of signs (also see Exhibit F "Signage", for additional illustration):

a **Builder Identification Signs** (Subdivisions recently constructed/under construction)

One freestanding, non-illuminated single face sign, subject to the standards described and illustrated in Exhibit F.1, may be located off the street at the entry to the builder's development area.

b **Subdivision Identification Signs**

One subdivision sign must be located at the primary entrance to the individual housing subdivisions, and must be incorporated into the entry monumentation as illustrated in Exhibit D "Las Campanas Entries". Such signage shall conform to the standards described and illustrated in Exhibit F.2.

c **Directional Signage**

A comprehensive, integrated program of directional and traffic signage shall be undertaken and implemented to facilitate on-site traffic circulation. This shall include model directional signage, parking signage and model center signage, subject to the standards described and illustrated in Exhibit F.3.

17 Parking

A minimum of two off-street parking spaces must be provided on each Lot in an enclosed garage structure or carport.

18 Licensed Contractors

The Design Review Board advises that homeowners select a licensed and bonded contractor for any improvement/construction projects on their property. Licensing status may be checked by calling the Registrar of Contractors at 628-6345.

19 Lot Grading

a Finished lot grading will be done with a minimum of disturbance to topographic features, and graded areas will be kept to a minimum to reduce impacts on the

surrounding desert environment.

- b Under no circumstances may the lot drainage patterns established by the developer be altered by a landscaping plan, or during the implementation of a landscaping plan.
- c Where graded lots have sloped areas with a steepness between one-to-one and two-to-one, as defined elsewhere in these Design Guidelines, the slope must be covered with river rock or a similar material approved by the Design Review Committee. Where graded lots have sloped areas with a steepness between two-to-one and three-to-one, the slope must be covered with decorative crushed rock of a minimum 3/4" size, or similar material approved by the Design Review Committee. Where graded lots have sloped areas with a steepness of three-to-one or greater, the slope must be covered with decorative decomposed granite (DG) of muted earth tones or neutral colors, as outlined in Exhibit G "Decomposed Granite and Crushed Rock Specifications", or similar material approved by the Design Review Committee.
- d If a graded lot has not been sold within twelve months of completion of grading, the owner must hydro-seed the lot with a mix approved by the Design Review Committee.
- e Lot grading shall not occur outside pavement margins. The overburden of trenching may not be stored or piled in the roadways, but may be stored or piled adjacent to the roadways only, for a period not to exceed two weeks.

20 Variances

Any variance to the requirements or conditions outlined in these Design Guidelines must receive prior written approval from the Design Review Committee.

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT A

STANDARD EXTERIOR COLORS

Manufacturer - Frazee Paint

Combinations

Field

Trim

Honey Beige

with

Village Blue

Toffee Crunch

with

Village Blue or
Ravenwood or
Loch Ness

Sedona Peach

with

Spanish Brown
or Ravenwood

Mesa Tan

with

Village Blue or
Ravenwood or
Loch Ness

NOTE: Other colors (of any manufacturer) that complement or are consistent with the above, are encouraged, provided they receive prior written approval of the Design Review Committee.

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT B

APPROVED PLANT LIST

TREES

Canopy and Street Trees

Pecan	<i>Carya illinoensis, many cvs.</i>
Blue Palo Verde	<i>Cercidium floridum</i>
Arizona Ash	<i>Fraxinus velutina</i>
Thornless Honeylocust	<i>Gleditsia triacanthos</i>
Ironwood	<i>Olyena tesota</i>
Pine sp.	<i>Pinus sp.</i>
Pistache	<i>Pistacia atlantica</i>
Mesquite	<i>Prosopsis sp.</i>
Heritage Oak	<i>Quercus virginiana 'Heritage'</i>
African Sumac	<i>Rhus lancea</i>

Parking Areas Trees

Blue Palo Verde	<i>Cercidium floridum</i>
Silver Dollar Gum	<i>Eucalyptus polyanthemos</i>
Mexican Palo Verde	<i>Parkinsonia aculeata</i>
Chilean Mesquite	<i>Prosopsis chilensis</i>
Pine sp.	<i>Pinus sp.</i>

Accent Trees

Acacia sp.	<i>Acacia sp.</i>
Blue Palo Verde	<i>Cercidium floridum</i>
Desert Willow	<i>Chilopsis linearis</i>
Oleander Tree	<i>Nerium oleander (standard)</i>
Pine sp.	<i>Pinus eldarica</i>
Texas Ebony	<i>Pithecellobium flexicaule</i>
Willow Pittosporum	<i>Pittosporum phillyraeoides</i>
Palm sp.	<i>Washingtonia sp. & Pheonix sp.</i>

SHRUBS

General Shrubs

Catclaw acacia	<i>Acacia gregii</i>
Saltbush	<i>Atriplex sp.</i>
Red Bird of Paradise	<i>Caesalpinia pulcherima</i>
Yellow Bird of Paradise	<i>Caesalpinia gilliesii</i>
Fairy Duster	<i>Calliandra eriophylla</i>
Feathery Cassia	<i>Cassia artemisiodes</i>

Silvery Cassia
Shrubby Senna
Desert Hackberry
Bush Dalea
Hopbush
Brittlebush
Mexican Honeysuckle
Bush Lantana
Creosote
Texas Ranger
Wolfberry
Oleander
Tobira
Autumn Sage
Jojoba
Texas Mountain Laurel
Arizona Rosewood

Cassia phyllodinea
Cassia wislizenii
Celtis pallida
Dalea pulcherima
Dodonaea viscosa
Encelia farinosa
Justicia ghiesbreghtiana
Lantana camara
Larrea tridentata
Leucophyllum frutescens
Lycium berlandieri
Nerium oleander
Pittosporum tobira sp.
Salvia greggii
Simmondsia chinensis
Sophora secundiflora
Vauquelinia californica

Accent Shrubs

Saguaro
Desert Spoon
Ocotillo
Red Aloe
Cholla Varieties
Prickly pear
Soaptree
Spanish Bayonet
Yucca

Carnegiea gigantea
Dasylirion wheeleri
Fouquieria splendens
Hesperaloe parviflora
Opuntia sp.
Opuntia sp.
Yucca elata
Yucca aloifolia
Yucca species

GROUNDCOVERS

Sand Verbena
Trailing Acacia
Dwarf Coyote Bush
Desert Marigold
Indigo Bush
Trailing Lantana
Myoporum
Mexican Primrose
Baja Primrose
Verbena
Desert Zinnia

Abronia villosa
Acacia redolens
Baccharis pilularis
Baileya multiradiata
Dalea greggii
Lantana montividentis
Myoporum parviflora
Oenothera berlandieri
Oenothera drummondii
Verbena gooddingii
Zinnia pumila

VINES

Queen's wreath
Creeping fig
Cat Claw

Antigonon leptopus
Ficus pumila
Macfadyena unguis-cati

RIPARIAN PLANTS

Trailing Acacia
Desert Willow
Trailing Indigo Bush
Hopbush
Texas Ranger
Mesquite
Texas Mountain Laurel

Acacia redolens
Chilopsis linearis
Dalea greggii
Dodonaea viscosa
Leucopyllum frutescens sp.
Prosopis sp.
Sophora secundiflora

OASIS PLANTS

Annual flowers
Mediterranean Fan Palm
Citrus
Bermuda grass (hybrid types)
Pineapple Guava
Carolina Jasmine
Primrose Jasmine
Crepe Myrtle
Bush Lantana
Arizona Sycamore
Pomegranate
Indian Hawthorne
Asian Jasmine
Star Jasmine
Vinca

Varies
Chamaerops humilis
Citrus sp.
Cynodon dactylon (hybrids only)
Feijoa sellowiana
Gelsemium sempervirens
Jasminum mesnyi
Lagerstroemia indica
Lantana camara
Platanus wrightii
Punica granatum
Raphiolepis indica
Trachelospermum asiaticum
Trachelospermum jasminoides
Vinca major

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT C

PROHIBITED PLANT LIST

1. In private areas, any species of tree whose mature height may reasonably be expected to exceed the approved building height may be prohibited, with the exception of those species specifically listed as approved by the Las Campanas Design Review Committee.
2. In all areas, Olive Trees (*Olea europea*) will be prohibited because of their allergy producing pollens.
3. In all areas, all varieties of Mulberry (*Morus species*) will be prohibited because of their allergy-producing pollen.
4. In all areas, except golf, common Bermuda Grass (*Cynodon dactylon*) will be prohibited because of its allergy-producing pollen. Lawns and irrigated ground covers will be limited in use to areas confined by walls. Hybrid bermuda grasses will be acceptable. Grass types shall be included in Design Review Committee submittals.
5. Other plant material may be subsequently added to or deleted from this list as determined appropriate for the Las Campanas community by the Design Review Committee.

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT D

LAS CAMPANAS ENTRIES



5
7

NEIGHBORHOOD ENTRY
(SECONDARY ENTRY) ELEVATION

1/4"=1'

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT E (Revised January 2, 2008) PATIO WALL MATERIALS

Manufacturer: Non-designated

Type: Like kind and material as original construction

Color: Like kind as original construction

Block Size: Like kind as original construction

Cap Block Size: 4" block cap of like kind and material as original construction

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT F

SIGNAGE

1. Builder Identification Signs

Placement

At entry to builder's development area, off the street.

Number of Signs

Limited to one

Dimensions

Width: 12'

Height: 8'

Total height of posted sign: 17' from ground level to top of sign

Posts: Two to three 4"x 4" wood posts, treated and painted a complementary color

Materials

As illustrated in Exhibit F.1

Colors

Main background color: Tan Pantone 9180, or neutral color (including white).

Subdivision name and background color: may be builder's logo color(s) with actual subdivision name in white, neutral or complementary color. Printed words may be in white, neutral color or complementary color to builder's logo colors.

Print Type

Subdivision Name: Plantin Bold

Other Text: Palatino Bold

Print Size

Appropriate to dimensions and design of sign

Alignment of Text and Logos

As illustrated in Exhibit F.1

Las Campanas bell logo may not be altered or substituted

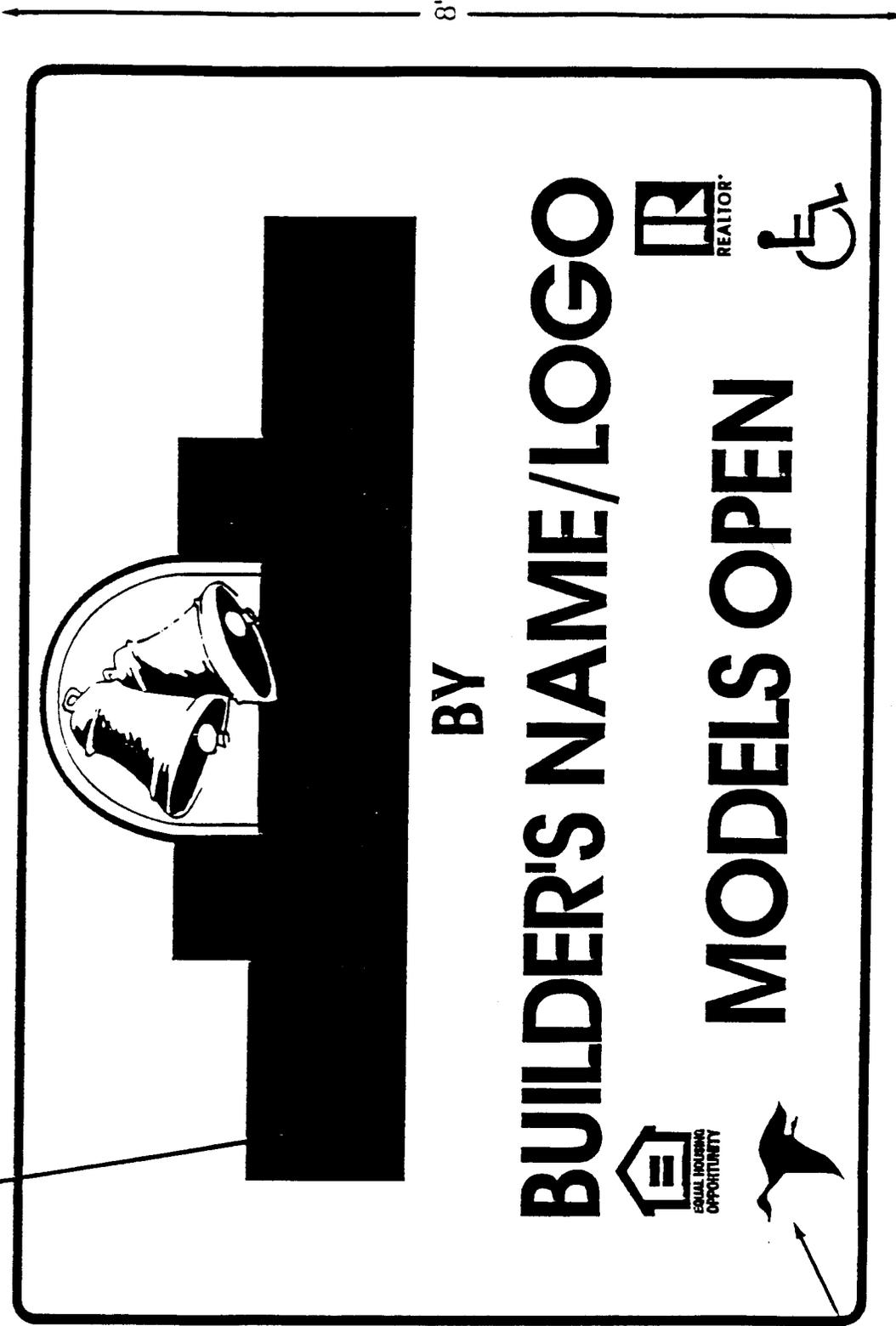
Exhibit F.1
Builder Identification Signs

All other text Avant Garde condensed to 70%

Builder's Name/Logo

SUBDIVISION NAME (Platlin Bold)

TEXT



12'

COLORS

- Green - Pantone 347
- Tan - Pantone 9180
- Black
- White

MATERIALS

1/2" Aluminum-faced Omega PosterBoard or equivalent mounted on treated 4'x4' posts and painted. Edges should be sealed to manufacturer specifications.

SPACE FOR OTHER LOGOS

2. Subdivision Identification Signs

Placement

At entry to subdivision, as illustrated in Exhibit D.

Number of Signs

Limited to one

Dimensions

Variable, see Exhibit D

Materials

Stucco and antigua brick, as illustrated in Exhibit D

Colors

Stucco: Sedona Peach (Manufacturer - Frazee Paint)

Tile: Builders logo colors

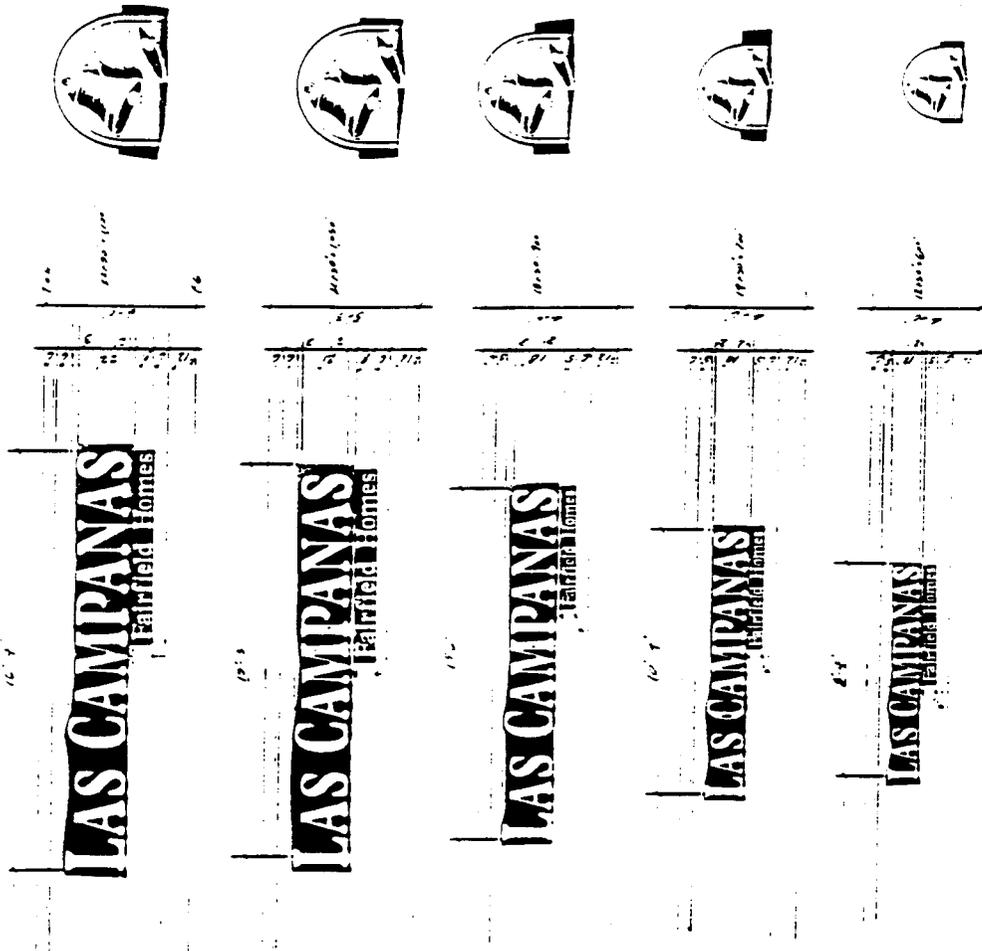
Bell Logo: complementary color to tile and stucco

Alignment of Text and Logos

As illustrated in Exhibits D and F.2

Las Campanas bell logo may not be altered or substituted

Exhibit F.2
 Subdivision Identification Signs



FAIRFIELD'S
 LAS CAMPANAS

EMA
 7/12/95

3. Directional Signage

Placement

Model Directional Signage

May be placed at the intersection of Desert Bell Drive and main entry road to subdivision, on either side of main entry road entrance, and on appropriate interior subdivision streets leading potential customers to model center. Placement shall be a minimum of two feet from inside curb edge so as not to interfere with drivers' view from any direction, or between inside curb edge and sidewalk so as not to interfere with drivers' view from any direction or pedestrians' use of sidewalk.

Parking Signage

May be placed within model center parking lot

Model Center Signage

May be placed at street entrance to parking lot associated with builders model center. Placement shall be a minimum of two feet from inside edge of curb at street entrance so as not to interfere with drivers' view when entering or exiting. Sign must be on 4" x 4" treated post. Alternatively, sign may be placed on outside wall of main entrance door to model center/office building.

Number of Signs

Model Directional Signage

Two at Desert Bell Drive and main subdivision entry. As many as required within interior of subdivision.

Parking Signage

As needed.

Model Center Signage

Limited to two signs: one by the street entrance to the office/model center complex on left hand side of entry, and one on the wall outside the main entry door to office model center complex.

Dimensions

Model Directional Signage

Width: 3' maximum

Height: 3' maximum

Posted height: 4' from ground level to top of sign

Posts: 4" x 4" wood, treated and painted complementary color

Parking Signage

Width: 3'

Height: 2'

Posted height: 4' from ground level to top of sign

Posts: 4" x 4" wood, treated and painted complementary color

Model Center Signage

Width: 3'

Height: 3'6"

Posted height: no higher than 4'6" from ground level to top of sign if on post

Posts: 4" x 4" wood, treated and painted complementary color

Materials

Model Directional Signage

1/4" vinyl faced Omega SignBoard or equivalent, edges sealed to manufacturer's specification.

Parking Signage

1/4" vinyl faced Omega SignBoard or equivalent, edges sealed to manufacturer's specification.

Model Center Signage

1/2" aluminum faced Omega LusterBoard or equivalent, edges sealed to manufacturer's specification.

Colors (all signs)

Main background color: Tan Pantone 9180, or neutral color (including white).

Subdivision name and background color: may be builder's logo color(s) with actual subdivision name in white, neutral or complementary color. Printed words may be in white, neutral color or complementary color to builder's logo colors.

Print Type (all signs)

Subdivision Name: Plantin Bold

Other Text: Palatino Bold

Print Size (all signs)

Appropriate to dimensions and design of sign

Alignment of Text and Logos (all signs)

As illustrated in Exhibit F.3

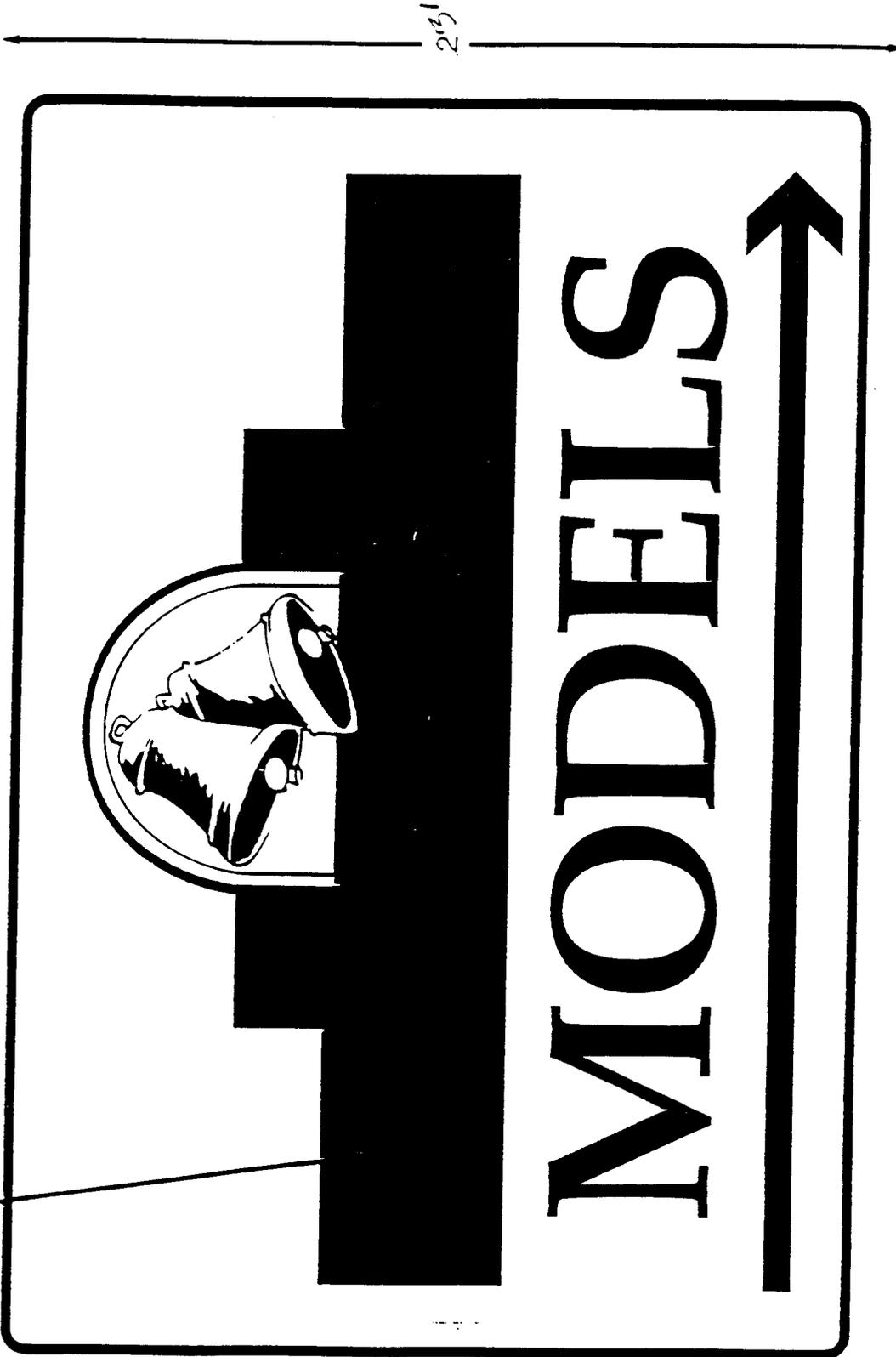
Arrows on directional signs may point right, left or up, and must be of complementary colors to sign

Las Campanas bell logo may not be altered or substituted

Exhibit F.3
Directional Signs

All other text Palatino Bold

11.1
SUBDIVISION NAME (Platlin Bold)



3'

COLORS

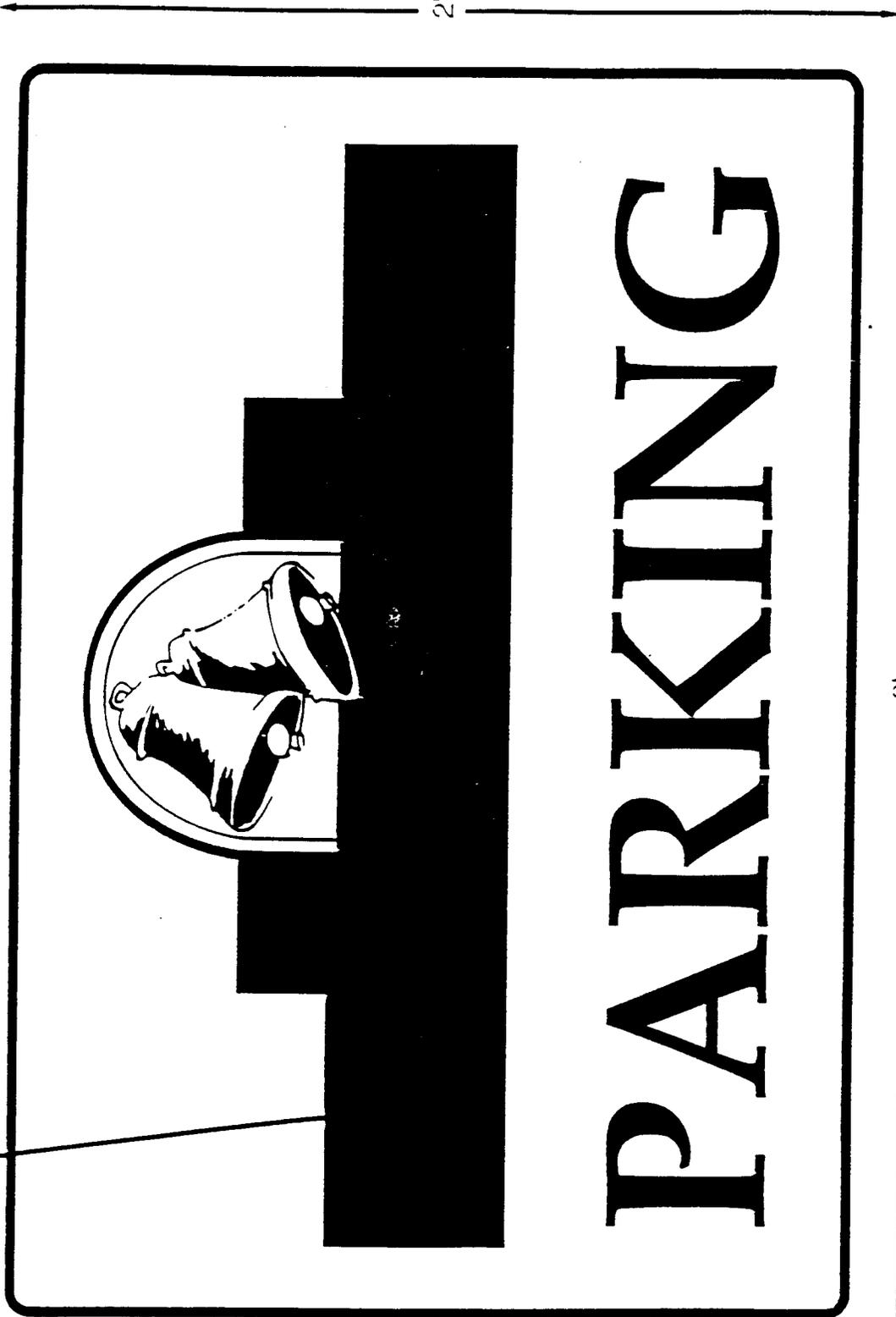
- Green - Pantone 347
- Tan - Pantone 9180
- Black
- White

MATERIALS

1/4" vinyl-faced Omega SignBoard or equivalent mounted on treated posts and painted. Edges of SignBoard should be sealed to manufacturer specifications.

Exhibit F.3
Directional Signs

TEXT
SUBDIVISION NAME (Plantin Bold)
All other text Palatino Bold



COLORS
Green - Pantone 347
Tan - Pantone 9180
Black
White

3'

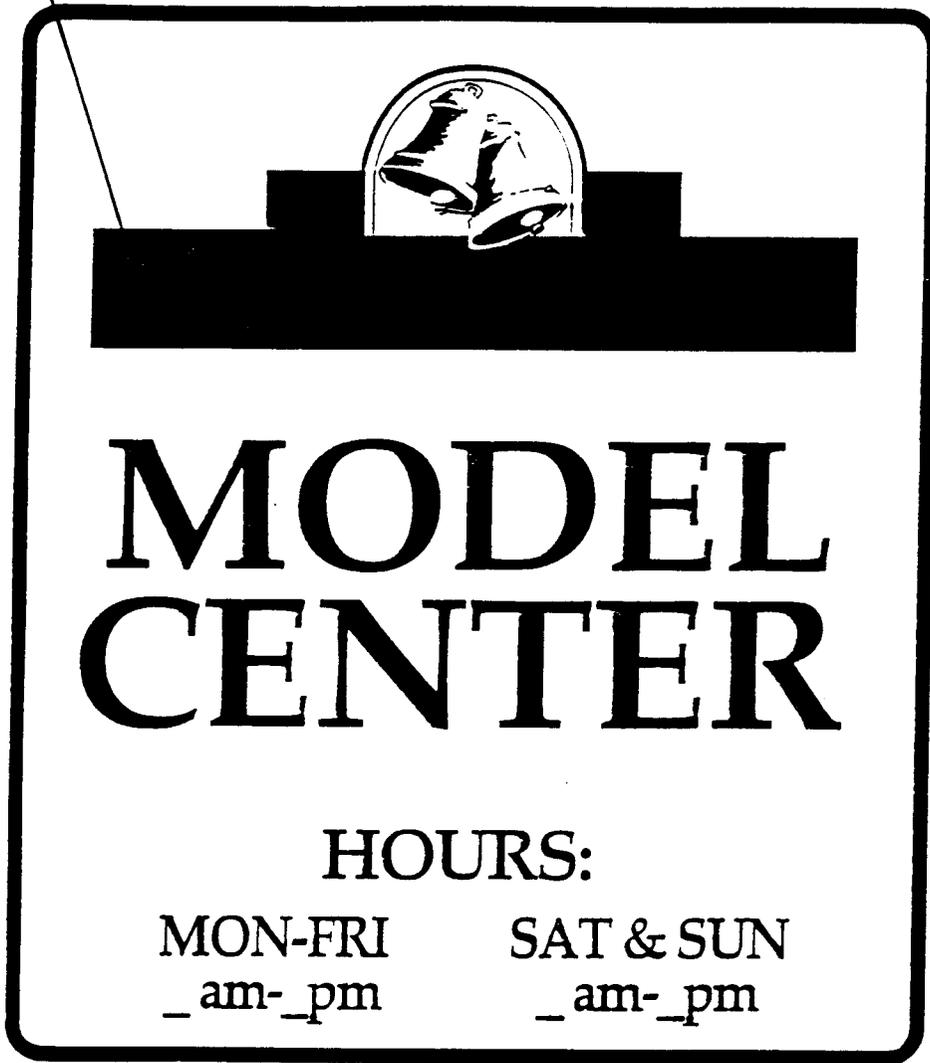
MATERIALS
1/4" vinyl-faced Oneja SignBoard or equivalent
mounted on treated posts and painted. Edges of SignBoard
should be sealed to manufacturer specifications.

Exhibit F.3
Directional Signs

TEXT

SUBDIVISION NAME (Plantin Bold)

All other text Palatino Bold



3½'

3'

COLORS

Green - Pantone 347
Tan - Pantone 9180
Black
White

MATERIALS

1/2" Aluminum-faced Omega LusterBoard
or equivalent painted and mounted on building
or on treated 4"x4" post. Edges should be
sealed to manufacturer specifications.

LAS CAMPANAS DESIGN GUIDELINES

EXHIBIT G

DECOMPOSED GRANITE AND CRUSHED ROCK SPECIFICATIONS

<u>Size</u>	<u>Color</u>
3/8"	Mission Red
3/8"	Sunset Rose
1/2"	Navajo Gold (also available in 3/4")
1/4"	Desert Brown
1/2"	Sonoran Tan