



Yard and Outdoor Decorations

1. Bird feeders are limited to one per unit and must be free standing located at the side or rear of the unit.
2. Only non-functional bird houses are allowed; defined as a decorative bird house with no access for birds to enter.
3. Lawn ornaments such as bird baths, bird houses, bird feeders, and all statuaries are limited to two per unit and should be placed on the side or rear of the unit. The maximum measurement of any lawn ornament is a height of 36 inches and a width of 18 inches.
4. Decorative rocks may be placed in the area between the building and the sidewalk. The quantity shall be limited to three in the front and side and two in the rear. The maximum size is 12 inches high and a width of 18 inches.
5. One free standing trellis is allowed to each unit; it may not be attached to the building or privacy fence.
6. Flower pots should be limited to five: two in the front and three in the rear; or two in the front, one on the side and two in the rear. Only one of the flower pots may exceed the dimensions of 18 x 18 inches; it may be the maximum of 26 x 26 inches.
7. Items such as flower pots or bird feeders may be hung from a free-standing shepherd's staff; not to exceed a height of 72 inches above the ground.
8. Garden plants such as tomatoes or vegetables may only be planted between the patio and privacy fence at the rear of the unit.
9. Sidewalk lights (white only) are permitted but should be limited to no more than 10 inches in height. The lights should be attractive and limited in number and brightness so that they are not offensive to the neighbors.
10. Wreaths are allowed at appropriate times, but should not be permanently attached to any part of the unit.

11. A single flag bracket may be installed between 53 and 72 inches above the ground, outside the garage door above the address plate. The only national flag which may be displayed is the American Flag.
12. Prior approval from the board is needed to install small fences around the electric boxes. Fences around the patio, other than existing privacy fences, are forbidden.
13. A single real estate sign is the only exterior yard sign permitted.
14. The only window sign which is permitted is a real estate "For Sale" sign. It cannot be electric and cannot exceed 12 x 12 inches.
15. Garbage containers shall be kept inside the unit until the evening prior to scheduled pick-up.
16. Storm doors may be added or replaced. However, the doors shall be white in color and of a style consistent with the storm doors installed on other units.
17. Window treatments on the inside of the units should have a white, off-white or beige color lining visible from the street.
18. The care and trimming of rocks and plants from the driveway to the front door is the responsibility of the association. No addition or removal from this area is permitted without permission from the Board.
19. All landscaping must have prior approval from the Board; all requests should be in writing.
20. Any items located in the limited common area should be placed so as not to interfere with lawn care.
21. The board requests that residential complaints be made in writing and submitted to the Board.
22. It is the responsibility of the unit owner to keep the sides of the unit and the patio area orderly, clean and neat so as not to be offensive to the neighbors.

