

## **Wedgewood Sections 11&12**

### **Example of Necessary Plan Approvals and Restrictions**

(Full details can be found in the Code of Regulations / By Laws on the [wedgewoodconnect.com](http://wedgewoodconnect.com) website)

#### **Examples of plans requiring Environmental Committee approval:**

- All buildings and additions.
- Driveways and driveway extensions.
- All landscaping changes, including trees and shrubs, not in the original landscape plan. Minor changes with annuals and perennials do not require approval. Landscape modifications must be completed in submitted plan time line not to exceed 12 months.
- Exterior lighting.
- Changes to approved mailboxes, address markers, lampposts or any permanent exterior ornamentation.
- Walls, fencing, electrical dog fences, and all types of seasonal protective screens.
- Patios, decks, gazebos, pools, porches, outdoor fireplaces.
- Swing sets, play areas, trampolines, basketball boards, and similar improvements.
- Satellite dishes or antennae (approval for site and screening).
- Exterior Painting. All colors must be approved. Chroma colors are not permitted.
- New or replacement roofs. Shingle colors are limited to types approved in original build plans only.

#### **Examples of General Restrictions:**

- Garbage and refuse must be in containers and concealed within buildings.
- No outdoor doghouses, animal cages, dog runs.
- No fences, other than around a pool (with exception of certain lots in Sec 11).
- No storage sheds or storage tanks outside.
- No clothesline.
- Trailers, work trucks, and other non-autos/personal trucks (see by-laws for complete list) cannot be left in driveways or on the street for greater than 24 hours. Exceptions apply for home repair and weekends.
- All lots and buildings need to be maintained and in repair.
- Swing sets, playhouses, and out structures shall be made of natural materials.

#### **Examples of Landscaping Restrictions:**

- All landscaping and yards (grass area) must be well maintained and mowed below the current levels acceptable by the City of Dublin and Liberty Township.
- Grass must be cleared from sidewalks and streets after mowing.
- Weeds must be cleared from visible areas in compliance with the City of Dublin and Liberty Township.
- Trees greater than 3 inch caliper must be replaced if destroyed/removed.
- Piles or bags of yard material, such as mulch may not be stored in visible areas or on the street.
- Hardscapes, such as stonewalls and patios, must be maintained and in good repair.