

Reminder of SHCA Architectural Guidelines.

Architectural Guidelines are provided in the SHCA Conditions, Covenants and Restrictions (CC & R) document to provide uniformity and protection for all Association Owners.

The purpose of the information is to remind all Association Members that any exterior change to a building or property must be approved by the Architectural Control Committee and to review other CC & R requirements.

This requirement is provided in **Article IX Architectural Control Committee Section 2.**

Construction/Modification of Improvements. “No building, fence, wall, patio or other structure shall be commenced, erected or maintained upon any Lot, or Member Association Property, nor shall any exterior addition to or change or alteration thereof be made, until the plans and specifications showing the nature, kind, shape, heights, materials and location of the same shall have been submitted to and approved in writing as to harmony of external design and location in relation to surrounding structures and topography by the Architectural Control Committee.”

Section 2 Clearance, also requires that a “Lot Owner or Member Association proposing to fell or remove existing trees over six (6) inches in diameter on a Lot or Lots or on Member Association Property, whether improved or not, shall submit a site plan showing the proposed changes, and receive the express written approval of the Association prior to commencing the proposed work.”

Article VII, Section 10 states that no signs are allowed other than property identification or a For Sale sign. Please notify your contractors that they cannot put up signs. Fences need to be reviewed and approved by the Architectural committee before any fence can be installed. **WI Statute 12.04** allows for political signs to be displayed on private property during an election period and must be removed the day of the election.

Article X, Sections 7 & 8 deal with prohibited structures and storage.

Section 7. Prohibited Structures “ No structures of a temporary character, including, but not limited to, trailers, basements, tents, shacks, garages, boathouses, barns or other out—buildings shall be used on any Lot or Member Association Property for habitation, either temporarily or permanently.”

Section 8. Storage “Overnight parking or storage of any boats, snowmobiles, trailers, recreational or camping vehicles, all—terrain vehicles, or other vehicles on any Lot outside of garage or other storage building shall be in accordance with the published Rules and Regulations.” See **Exhibit G** in the CC & R for a complete list of Rules and Regulations.

Our Governing Documents remind us that following and enforcing these Guidelines are the responsibility of the entire association. If you are concerned with something, please talk with the person directly and/or use the Question or CC & R violation submission located on Snugarboronline.com under the Management Office. These are online forms that are submitted to the Board of Directors. The Architectural Change Request is also available in this location.

By not taking action, those changes are considered to be ‘approved’. (**Article XIII General Provisions, Section 1**) This is why it’s important to address any violations when they are noted.