



4/29/08

420 Avon Belden Road, Avon Lake, Ohio 44012-2206  
Telephone (440) 871-8234 / 933-6908  
Fax (440) 933-6956

**LEGACY POINTE  
SINGLE FAMILY HOMES  
HOMEOWNERS ASSOCIATION FENCING GUIDELINES**

No natural, artificial or manmade fence, hedge, wall (other than a wall which is part of the Residence), trellis, arbor or any similar natural, artificial or manmade means of screening or physically separating one or more Lots or Residences from any other Lot or portion of the Land, or from any portion of the Golf Course Property, shall be Permitted without first obtaining Official Approval.

Certain lots, generally those directly abutting the Golf Course Property, may not install a fence or hedge of any type in the rear or side yard. Please review Article 2.12 of the Homeowners Association Declaration and subsequent amendments for a specific lists of restricted sub-lots.

General Guidelines

- 1) All fences must be black metal.
- 2) The maximum height measured from the ground shall not exceed four (4) feet.
- 3) Fences erected to enclose the rear yard shall not extend beyond the rear width of the house.
- 4) Fences shall be erected a minimum of five (5) feet off rear property line.
- 5) All fences must be anchored in the ground by cement to a depth of at least 2 feet.
- 6) Living fences also require Official Approval and must meet city planning and zoning codes.
- 7) All fences shall be properly maintained.

*No fences shall be erected or altered within the subdivision without official approval of the Developer or the Board of Trustees.*

*Plans and specifications showing the nature, kind shape, height, location and materials shall be submitted for approval prior to commencement of work.*

*No fences shall be permitted in the cluster or condo developments other than those provided by the Developer.*



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## LEGACY POINTE SINGLE FAMILY HOME

### DECK CRITERIA

In order to achieve and maintain architectural continuity within your community, there are two (2) deck color options available to you. The below would apply to treated wood, plastic and/or composite decks.

- 1) An all-natural wood appearance. The recommended product is Cuprinol Deck and Siding Wood Finish. This is available at all Sherwin-Williams stores.

-OR-

- 2) The deck must match either the color of the siding or trim on your home.
  - Any two-tone decks must comply with the above. (Example: natural wood flooring and rails that match the trim and/or black wrought iron is acceptable).

Please submit any plans for this or any other addition to your home, as "Official Approval" is required from the Developer and your Board of Trustees.

The up-keep of your deck is of utmost importance to enhance not only your own property, but the entire community. Should you have questions on the proper maintenance of your deck, please contact your construction superintendent.