



Personal Property/Decorative Items
Architectural Policy Resolution 07

The duly elected Board of Directors of Lantern Walk Homeowners Association establishes the following policy for personal property and decorative items:

1. All personal property including bicycles must be kept inside the unit. The Association owns and controls all of the exterior of units (except the doors and windows), including, but not limited to, exterior walls, sidewalks, driveways, streets, lawns, landscaping, street lighting, entrance, improvements, clubhouse and pool. Basically, the unit owner controls the inside of the unit.
2. All items that are placed in the bed must be pre-approved by the Board of Directors in writing by completing an Application for Exterior Improvement Form. The following exceptions listed in paragraph 3, Approved Decorative Items have been approved by the Board.
3. Approved Decorative Items
 - a. Wreaths hung on front doors using wreath hangers
 - b. Brass door knockers may be installed on front door
 - c. American flag may be flown at anytime following normal flag protocol. One American Flag may be displayed in the approved flag bracket attached to the exterior wall on a unit. All units will have the opportunity to fly the American flag.
 - d. One seasonal flag is permitted in the bed adjacent to the unit, but is not permitted to exceed the bottom of the window.
 - e. Flower pots and patio chairs are permitted on the front porch area, but not on the sidewalk.
 - f. One decorative statue or figurine, not to exceed 36-inches high, is permitted on the front porch.
 - g. Shepherd's hooks in beds adjacent to the unit are permitted. Dead flowers are to be removed. No more than 2 Shepherd hooks per unit.
 - h. Garden hose must be stored in the garage or hose box or on outside reels no more than 36" above ground level.
 - i. Hanging baskets (with live flowers) and/or wind chimes will NOT be permitted on a unit on the underside of the porch outer edge, soffit or fascia.
 - j. Subdued solar powered lights to accent steps and walkways are permitted.
 - k. Patio pavers may be installed, with approval in writing by the board through the Architecture Review Committee and will be approved on a per unit basis. See application for unit exterior modification form to obtain approval.
 1. n. Grills may be placed outside of your Lanai next to the building.



4. Prohibited Decorative Items

- a. Window hangings, with exception of one (1) professionally made "For Sale" sign, no larger than 18" x 24". Political signage is prohibited.
- b. Laundry poles or lines - no laundry may be hung in the porch area or the common areas, including towels, rugs, swimsuits etc.
- c. Pavers may not be installed in plant areas between sidewalk and building.
- d. Nothing may be placed in common areas not previously approved in writing by the Board of Directors.
- e. Any yard ornaments – such as large statues, large figurines, weather vanes, artificial flowers, and other types of similar objects – are not permitted.

5. Holiday Decorations

- a. Christmas lights and decorations are permitted on the shrubbery in the beds closest to the unit. They may not be displayed before Thanksgiving Day, and must be removed by no later than January 30th of the following year.
- b. Christmas Decorations may not be placed in the grassy area as the Landscapers must not be obstructed when they mow.
- c. Blinking, Chase, racing lights, are permitted. No musical decorations or musical lights of any kind are allowed.
- d. Fall decorations may be displayed during October and November.
- e. Other holiday decorations are permitted under the same guidelines, and may not be displayed more than 15-days before and 15-days after the holiday.

LANTERN WALK HOMEOWERS ASSOCIATION

This resolution, Architectural Policy Resolution 07, was adopted at a meeting of the Board held on May 2 , 2016 with the directors voting as indicated below:

Director	Yes	No	Abstain	Absent
Valerie Gerold			<u> </u>	<u> </u> ✓
Terri Calsetta			<u>✓</u>	<u> </u>
Debra Caris			<u>✓</u>	<u> </u>
William Clark			<u>✓</u>	<u> </u>

Valerie Gerold
Association President

Debra Caris
Association Secretary