



General Guidelines for Homeowners

YARD MAINTENANCE GUIDELINES:

- All Lawns should be kept mowed, edged, and trimmed during growing seasons (Late March through early October).
- Lawns should be free of weeds year-round, & may require mowing and/or treatments during the winter months.
- Planting beds should be kept free of grass & weeds; should have all plants or shrubs kept in a neat appearance; and fresh ground cover (straw, mulch, rocks as permitted) applied in the spring and fall.
- Shrubs should be trimmed/pruned in the spring and fall, and as needed to promote healthy growth and maintain a uniform appearance.
- Landscape or gardening supplies such as potting soil, fertilizer, and tools should be stored out of sight from the street in front of the residence, except when being actively used.
- Dead trees and shrubs may be removed to protect against property damage.

HOUSE MAINTENANCE GUIDELINES:

- Doors, shutters, & window trim should be in good repair, and paint or stain kept in good order.
- All siding & exterior surfaces should be kept free of mold, mildew, or other substances that can discolor and stain the house exterior.
- Roofs & gutters should be kept free of leaves, branches, and discoloring.
- Driveways should be kept clean, especially of oil stains (sawdust, cat litter, hydrochloric or muriatic acid, & many other commercial products can be applied to remove stains).
- Mailboxes & posts should be in good repair, and paint kept in good order. Numbers should be clearly displayed.

GARBAGE CANS GUIDELINES:

- ALL garbage & trash should be stored in a proper, enclosed garbage container, not left loose on the Lot.
- Garbage cans should only be left out on trash collection days.
- At all other times garbage cans should be stored so they are out of sight from the road in front of the house.

PROPERTY MODIFICATIONS OR CHANGES GUIDELINES:

- Any changes made to the appearance of your property must have approval from the Architectural Committee.
- Includes improvements or additions to the house itself, major landscaping changes, statues or decorative items, or any other portion of the property.
- Requests must be in writing; and include contact information, description/drawing/photos of the project, and color swatches / paint chips if applicable.

Thank you for taking a minute to familiarize yourself with these guidelines. It is our hope that all residents will take note of these ideas, and help to ensure that our community stays beautiful, and that property values continue to increase.