

## **Maintenance of Exteriors and Maintenance of Lots**

### Maintenance of Exteriors:

The exterior of all buildings and grounds shall be maintained and kept neat and clean and in first class condition and state of repair and otherwise in accordance with the rules and regulations established from time to time by the Board of Directors. More specifically, the Owner of each residence shall have his or her roof competently cleaned and maintained, so as to eliminate dirt and mildew so often as required. The owners of each residence shall also have the residence competently repainted as often as required so that the exterior appearance of each such residence shall be maintained in a fresh and well maintained fashion.

### Maintenance of Lots:

All parts of the subdivision, including each lot, shall be kept in a neat, clean and sanitary condition and no rubbish, refuse or garbage shall be allowed by any lot owner or by any guest or invitee to accumulate, nor shall any fire hazard be allowed to exist.

Each lot with residence thereon, whether occupied or unoccupied, shall be maintained clean and free from refuse, debris and unsightly growth. All dead trees or shrubbery shall be removed and replaced by the owner within 60 days after written notification.

Noxious Vegetation: No owner may permit the growth of noxious weeds or vegetation on the owners lot. All improved areas of a lot must be maintained in an attractively landscaped and sightly manner.

### Trash:

All trash placed in the streets for trash collection must be contained within a trash container with a fastened lid, or a secured plastic bag. Empty trash containers must be removed from he streets and adjacent areas by the end of the day of trash collection.

Adopted by the Board of Directors at a Regular Meeting on December 14, 2005