



## **RULES**

### **Adoption of Rules (CCR's page 21, 5.2D)**

The Board shall have the right to adopt, promulgate and enforce reasonable rules and regulations ("Rules"), not in conflict or inconsistent with this Second Restated Declaration relating to the Project including, without limitation, the operation, maintenance, use and enjoyment of the Project, the Common Areas and individual Lots.

### **1.1 Clarifying HOA Board Member Terms. (Adopted September 8, 2010)**

HOA Board Members shall be elected for two years, staggering the two year term every other year. Therefore; one new homeowner representative and at least one developer representative shall be elected annually to serve a two year term.

### **1.2 Common Walls and Common Privacy Hedges. (Adopted September 8, 2010)**

When a common wall or hedge is owned 50/50 and the owners cannot agree, the question of procedure would then be presented to the Maintenance Committee. The committee would define the procedure necessary in finding a solution, present it to the HOA Board of Directors. The Board would act upon the final procedure but not the final decision. The final decision would be made by the ACC.

### **7.1.1 Use of Meadow Lots (CCR's page 27) (Adopted September 8, 2010)**

The intent of the "Rule" is to allow personal passenger cars and trucks (not work related vehicles, RV's, boats, ATV's or trailers) in driveways.

### **7.3 Vehicle Restrictions and Towing (CCR's page 27) (Adopted September 8, 2010)**

"Rule" is not needed at this time.

### **7.4 Parking (CCR's page 28) (Adopted September 8, 2010)**

"Rule" is not needed at this time.

### **7.8 Animals (CCR's page 28) (Adopted September 8, 2010)**

"Rule" is not needed at this time.

### **7.10 Antennas (CCR's page 29) (Adopted September 8, 2010)**

"Rule" shall state before installation of any antenna, approval must be secured from the ACC.

**7.13 Leasing of Lots (CCR's page 29) (Adopted September 8, 2010)**

The "Rule" shall state that any HOA owner shall also be responsible for supplying to the tenant a printed copy of the 2<sup>nd</sup> Restated Declaration of Covenants, Conditions and Restrictions and a copy of the "Rules".

**7.6 Storage (CCR's page 28) (Adopted August 11, 2010)**

Rule: Machinery, equipment and personal property in support of construction or landscaping activity may be stored on the Lot or Lots owned by the party doing the construction or landscaping activity. Within ten (10) days after completion of construction or landscaping activity on a specific Lot, the equipment, machinery and personal property shall be removed from that Lot. All machinery, equipment or other personal property used in connection with routine/regular maintenance of landscaping shall not be stored outside on the Lot. This rule applies to the Owner and the Owner's contractors.

**7.7 Signs (CCR's page 28) (Adopted March 4, 2010)**

No signs shall be displayed to the public view on any Lot or on any portion of the Project except such signs as are allowed by the Rules.

Homeowner Members are allowed to advertise the sale of their homes under the following specifications:

1. Size of Sign – 24" wide x 18" high
2. Two legged frame, black iron approx. 1" wide, (standard real estate quality), overall height not to exceed 40" when placed in ground
3. Canyon River colors, CR burgundy background with gold letters
4. If listed with Real Estate Agency, sign must comply with State Law
5. Placement – in landscape beds of landowners choice within their property boundary, can be placed perpendicular
6. Two signs per household, one in front and one in back
7. Sign may be two sided
8. Must gain approval from CR Architectural Committee

Undeveloped Lot Owners must gain approval on location of sign on property.

**7.16 Temporary Structures (CCR's page 30) (Adopted August 11, 2010)**

Rule: Temporary structures used in support of construction or landscaping activity may be placed on the Lot or Lots owned by the party doing the construction or landscaping activity. Within ten (10) days after completion of the construction or landscaping activity on a specific Lot, the temporary structures shall be removed from that Lot. This rule applies to the Owner and the Owner's contractors.