

EXHIBIT “C” Rules

(Approved by the Board of Directors on 11/17/15; effective starting 11/17/15.)

10. Porches. For the purpose of this section, decorations and certain other objects on the front door, front porch wall, ceiling, steps, and railings does not constitute a structural change and does not require ARC approval. Decorations should 1) have no moving parts, 2) make no noise, 3) have no reflective surfaces, 4) not contain any words, phrases or graphics which may be considered vulgar or profane, and 5) be of a color, material, size and type compatible with the tone of the structures and landscaping existing on the property. If any decoration generates a complaint, the decoration shall be required to be reviewed by the ARC.

(a) Refer to the design guidelines for guidance on: Address Numbers, Doors (hardware, standard, screen and storm), Fans – Exterior, Flags & Flagpoles, Lighting – Structure Attached, Security Devices (Lights, Cameras, Alarms), and Screen Enclosures & Porch Screening which do require ARC approval prior to installation.

(b) The Association reserves the right to promulgate additional rules and regulations concerning, among other things, criteria and requirements relating to what furnishings and other decorative items may be placed on porches facing any public street.

(c) Without limiting the foregoing, in all events, all furnishings and any other items located on porches facing public streets must be designed for outdoor use.

(d) All planters and pots intended for plants must be maintained with plants inside them. Should any plants located on any such porches die, they shall promptly be removed or replaced with living plants.