

MAKING CHANGES – THE NEXT STEP



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| Signs | <p>Given that the restrictions state that "no sign ... may be erected or maintained ... without the consent in writing of the Committee", the ACC recommends that a policy be written to specify what constitutes consent</p> <ul style="list-style-type: none"> allowed - real estate signs, neighbor watch signs, no trespassing signs not allowed - signs in the right of way political signs - follow state laws other signs - submit application (will need to create an application) any unauthorized signs are not permitted the ACC reserves the right to remove unauthorized signs (no need to wait until a complaint or violation is filed) |
| Fencing | <p>The ACC recommends that a policy be written to include the following</p> <ul style="list-style-type: none"> erecting a fence with a gate without a house will be permitted (there was discussion about whether or not a fence is considered an appurtenance) no driveway (driveways have to be approved by the county) an owner must submit an improvement application owner must pay the \$25 fee we forgot to say anything about a privacy fence across the front |
| House before improvements | <p>Issue of requiring a house before adding improvements (shed, garage, etc)</p> <ul style="list-style-type: none"> wording in the restrictions - house "and" appurtenances the word "and" makes it clear that a house must be built before appurtenances are added no further action is needed |
| RVs | <p>The ACC recommends that this issue be referred to a charter committee</p> |
| \$25 Improvement Application fee | <p>The ACC recommends that the \$25 fee remain in place for all improvements</p> <ul style="list-style-type: none"> fees will not be waived for moveable improvements like swing sets or above ground pools no further action needed |
| Businesses | <p>The ACC recommends that the Board asks the attorney if we could write a policy that says "it is our understanding that the intent of the restriction concerning businesses was to prohibit any appearance to the exterior of a house that a business was being conducted". If yes, then the ACC will develop rules/guidelines such as no parking lot, no sign with business hours, etc</p> |
| Rentals | <p>The ACC recommends that a policy be written to include the following:</p> <ul style="list-style-type: none"> long term rentals only (minimum of 6 months) owners must provide contact information about the tenant in order to notify the tenant about upcoming events or to inform the tenant of any complaints or violations filed against the tenant |

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| Motorized boats | The ACC recommends that this issue be referred to the Park Committee |
| Temporary quarters | There is a restriction that allows RVs to be placed on a parcel on a temporary basis. However, it is not clear that this restriction is intended to allow RVs only while a house is being built. The ACC will recommend that a policy be written to clarify this restriction. |
| Animals Policy | Although the former Animal Committee recommended that a policy is not needed, the ACC acknowledges that a policy may be advantageous. One ACC member agreed to research county policies/rules/recommendations regarding number of animals/livestock per acre. Also he will address research any rules/regulations regarding service animals. |