

South Point Trail

Adopted:

June 1996

Revised:

January 11, 2020

Vinyl Option

General Rules Procedures and Regulations

IX- LIMITED COMMON ELEMENTS

1. General maintenance and repair of the following areas are the responsibility of the Unit Owner:
 - a) Patios,
 - b) Privacy fences
 - c) Decks
 - d) Attached porches
 - e) Driveway parking areas directly in front of unit garages.
 - f) Exterior Lighting Fixtures
 - g) Doors, Windows and Vents
2. Exterior Lighting Fixtures shall be of Metal Construction in the Gold Colour Spectrum. Replacement fixtures other than those of an exact style installed by the Developer shall be submitted to the Association for Architectural Review in Advance of Installation.
3. Patio Fences and Driveway Dividers between Garages shall be Rough Sawn Wood with a Lattice top with a Six Foot (6') Height, Painted in Sherwin-Williams Navajo White SW-6126.
4. Unit Owners may replace Patio Fences and Driveway Dividers between Garages with Bufftech New Lexington with Lattice Accent Fence in the Almond Colour. Proposals for Replacement shall be submitted to the Association for Architectural Review in advance of installation.

<https://www.certainteed.com/fence/products/new-lexington-lattice-accent/>
5. Exterior Doors, Trim and Fences shall be painted with Sherwin-Williams Navajo White SW-6126.

