

HOA REGULATION AGREEMENTS

CC&RS TO BE UPDATED PRIOR TO CONSTRUCTION TO INCLUDE A PROVISION FOR HOA RETAINING ARCHITECTURAL CONTROL APPROVAL OVER BOTH LOTS (EXISTING LOT AT 120 OAK MEADOW AND THE PROPOSED NEW LOT).

OWNERS OF 120 OAK MEADOW AGREE NOT TO CHANGE OR REMOVE THE BRICK WALL SEPARATING THE PROPERTIES IN QUESTION FROM THE HOA WITHOUT PRIOR WRITTEN CONSENT OF THE BOARD OF THE REGENCY COURT HOA.

HOA ARCHITECTURAL MODIFICATIONS AS NOTED ON THE PLAN SET INCLUDE:

1. A PHOTO STUDY WAS PROVIDED TO HOA.
2. THE UPPER WINDOW FACING THE TOWNHOMES WILL BE OF OBSCURE GLASS.
3. AN ENHANCED SHADOW STUDY WAS PROVIDED TO HOA.
4. A FENCE - EXTENDING FROM THE EXISTING BRICK FENCE - MATCHING THE NEW HOUSE SIDING WILL BE CONSTRUCTED BETWEEN THE NEW HOME AND THE TOWNHOMES.
5. DURING CONSTRUCTION, A DEBRIS FENCE SHALL BE ERECTED BETWEEN THE CONSTRUCTION ACTIVITY AND THE TOWNHOMES.
6. IT IS AGREED THAT THE GARBAGE SERVICE AND CAN STORAGE WILL BE FROM BELOW AT THE BOTTOM OF DRIVEWAY OF THE NEW HOME.
7. NO CONSTRUCTION ACTIVITIES WILL BE CONDUCTED FROM THE TOWNHOME SIDE OF PROJECT. A CONSTRUCTION ACCESS PATH OF TRAVEL HAS BEEN AGREED TO. CONTRACTOR, OWNER AND ARCHITECT'S PHONE NUMBERS WILL BE PROVIDED TO HOA.
8. A CONSTRUCTION PARKING PLAN HAS BEEN AGREED TO.

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