



*Brrr – It's Cold!*

*Think Spring!*



Winter is here! Some residents and pets love the cold, snowy weather while others can't wait until the sunny, warm days are back. Impatiently waiting for the neighborhood to be full of flowers again! This is a great time to start planning spring\summer projects and maintenance on our Condo units.

- Power washing homes, garages, and sidewalks.
- Repairing or sealing parking pads
- Tree removal and replacement – refer to the tree replacement document on the website.
- Modification requests are required for all exterior modifications including landscaping.
  - Replacing roofs, gutters, siding, windows, doors, shutters, railings or light fixtures.
  - Extending patios and sidewalks. This includes adding paths/pavers beside parking pads or between homes.
  - Painting shutters, doors a different color than the original color when the home was built. Shutters and door colors must match.
  - Painting or replacing the siding.
  - Changing the landscape both front and back of the Condo. If adding any hardscape including borders around landscaped areas, a modification request is still required.
- Awnings and Pergolas will require an approved/signed request form and an affidavit. The guide for awnings and the request form will soon be posted on the website. There will be very strict rules for installing and maintenance. Any awning or pergola installed without written approval from the Board of Directors will have to be removed at the cost of the homeowner as well as a fine. The Board members worked hard to get this luxury approved so we will be monitoring closely.
- If you plan to make any changes to the exterior including landscape assume you need to submit an Exterior Modification Request that has written approval from the Board of Directors.