



HOMEOWNER'S ASSOCIATION, INC.
NOBLESVILLE, INDIANA

ARCHITECTURAL RULES AND GUIDELINES

The Declaration of Covenants, Conditions and Restrictions covering your subdivision requires that you request approval from the Board of Directors (B/D) prior to doing any exterior modifications to your house or other exterior changes to your property. Some examples (but not limited to) of modifications which need approval are: room additions, decks, porches, fences, changes to the exterior colors of the house, antennae, basketball goals, bars, or storage sheds, etc.

You must submit your request in writing to the B/D along with a survey showing where the modification is to be located. Use the form "Request for Architectural Control Approval". This form must be completed in its entirety, including signature(s) and survey. All requests submitted which are not completed per instructions will be returned, not approved. This could delay the start date of your modification. Please email or mail your request to the address on the form. Although the B/D will act promptly, they can take up to fifteen (15) days to respond to you. **No modifications shall be started until you receive written approval to do so. All work must be completed in a professional, workmanlike manner. No one architectural approval sets precedence for any other approval.**

The B/D follows these guidelines, among others, in determining whether approval is granted:

- (1) No Structure will be approved if it violates building setback lines or if it encroaches on any easement.
- (2) Chain link fence must be vinyl coated. Fences cannot exceed six (6) feet in height. Wood privacy fence must have the more attractive side facing out.
- (3) Barns/Sheds cannot exceed a total of 144 square feet and ten (10) feet in height MAXIMUM. Maximum length **cannot** exceed 12 ft. Maximum width **cannot** exceed 12 ft. Color of the barn/shed to match color of the house; color of and material of roof to match color and material of roof on house.
- (4) With HOA board approval, Campers/Boats/RVs may be stored on a concrete pad and must be behind the façade of the house. No more than (1) One Camper, Boat, and/or RV (or any combination) can be parked/stored on a lot.
- (5) Above ground swimming pools will not be considered, unless you receive written approval from land owners and written permission forms are submitted with your formal request for approval.
- (6) In ground swimming pools must be approved by Board of Directors.
- (7) Offensive structures or landscaping that does not maintain harmony in appearance or project the appropriate image commensurate with the neighborhood will not be approved.
- (8) Placement of satellite dishes must be approved by Board of Directors.
- (9) Lots adjoining the common area are subject to more restrictive rules and guidelines regarding improvements and changes such as fences, storage barns, etc.
- (10) Gravel driveways and driveway additions will not be approved.
- (11) Replacing roofs must be approved by Board of Directors. Color of roof must be within harmony of the neighborhood.
- (12) Shutters & Front doors may be painted an accent color within reason and not offensive. Color must be approved by Board of Directors.
- (13) All house siding must match – Replacement/repaired siding must match existing siding color. Siding colors must be approved by the BoD.
- (14) Approvals are made on and individual basis only.

Approval **will NOT** be granted without a plot of your lot showing the location of the proposed structure on the plan. Even if you feel your modifications meet guidelines, you must formally request approval from the Board of Directors