



## Silverheels Ranch Owners Association – Signs Policy

Revised April 13, 2013

Silverheels Ranch Owners Association (SROA) Covenant #10 states:

**SIGNS:** Subdivider reserves the right to require modification or removal of signs if deemed not in keeping with the area and subdivision décor.

The SROA Board of Directors has determined the proliferation of realtor signs at the subdivision entrance is a detraction from the value and appearance of the property, therefore we have adopted a new sign policy.

Effective April 15, 2013:

- NO Realtor Signs or Solicitation signs are allowed at the subdivision entrance or on any SROA common property.
- Signs may be posted on individual lots with the owner's permission.

The SROA has completed the construction of an information Kiosk at the entrance to our subdivision. We feel that this structure will improve the appearance of the entrance by consolidating the sales information and also provide us with a place to post important information for our property owners and visitors.

The right panel will house a community bulletin board that will include a street map of the subdivision, with properties identified by lot number. The left panel will be devoted to brochure boxes for sales information. Moving the brochures to the Kiosk will also provide better visibility from both Hwy 285 and Silverheels Road and prevent signs from being covered or knocked over by the county snow plows. We will attempt to keep the Kiosk area accessible all year.

If you are listing properties for sale in Silverheels Ranch, we are asking that all Realtors use the brochure boxes on the Kiosk instead of placing individual signs at the entrance.

- Each company can use only one box. If the demand exceeds the 8 boxes, dividers may be used to separate listings for two companies sharing a box.
- Boxes will be available on a first come first served basis.
- If you have multiple listings in our community, we have several suggestions that might be helpful. You could provide a one page flyer at the entrance, that includes brief information for several properties, and more detailed flyers at each property. Another idea would be to put dividers in your box to separate flyers for different listings.
- Flyers for properties that have sold must be removed promptly to make space for new listings.
- Any signs posted at the entrance will be removed.

Please send your comments or questions to us at: [board@silverheels.org](mailto:board@silverheels.org).