HERITAGE VILLAGE ASSOCIATION RULES AND REGULATIONS

TO: OWNERS AND RENTERS

Please read carefully and post where you can refer to the following rules:

ALTERATIONS: No structural alterations, improvements or additions in or to any unit should be done without the consent of the Board of Directors. Owners are required to write a letter to the board explaining what you wish to do and the board will either give permission or a ruling.

Each owner is responsible for painting his/her own front and back doors; however, the color must conform to the original color and match that of his/her neighbor (same unit). Color cannot be changed.

ASSESSMENT: Association dues are due and payable the first of each month. Dues not paid for two (2) month period the board will start lien proceedings and all costs will be paid by the owner.

AUTOMOBILE: Keep your car locked at all times. Do not leave anything of value.

BIRDS: Do not feed the birds. Swallow nests need to be washed down with the hose as soon as they begin building. Be persistent and they will finally find another place to build. Do not wait until they have little ones.

CARPORT: Keep your carport clean — sweep or hose. Do not sweep debris into the Dry Wells as they will get full and have to be cleaned out professionaly, which will be costly.

Do not store anything in carports. Carports are only for automobiles and small trucks.

Do not hang anything on the paito fence. Nothing should be visible above the patio fence except wind chimes or hanging flower pots.

CURFEW: Curfew is 10:00 P.M. for all activities for children and adults. No obnoxious or offensive activity allowed nor shall anything be done which may become an annoyance or nuisance to the other residents.

INSURANCE: Association coverage with $250.00 deductible. Personal contents must be covered by your own home owner's insurance.

LOITERING: No loitering around cars or units.

MAINTENANCE: Inside maintenance and upkeep is owner's responsibility.

PARKING: No parking behind units in the driveway or parallel along east fence. Inform guests to park in designated parking areas at end of buildings. Cars parked illegally will be towed away at owner's expense.

PATIO: Upkeep of patio is owner's responsibility.

PETS: No pets are allowed at ***Heritage Village***. Guests must leave pets at home.

RVs: Motor homes, trailers, etc. can be parked in the auto parking space for a maximum of 24 hours to be serviced. Summer visitors with motor homes please contact your building representative or a board member for parking space.

SIGNS: No signs are allowed on the property. This includes lawns, windows, and cars.

WINTER MAINTENANCE: Disconnect hoses from all outside outlets — this includes the patio outlet. During extreme cold weather all units that have front outside water outlets running through their unit, open front closet door. End units should open their utility room doors.

IN ORDER TO KEEP OUR CONDOMINIUMS THE KIND OF PLACES YOU WANT TO LIVE IN AND BE PROUD OF WE MUST ADHERE TO THE RULES. GOOD RULES AND REGULATIONS ENHANCE CONDO PROPERTY AND HELP KEEP PROPERTY VALUES UP. THE ASSOCIATION IS SPECIFICALLY AUTHORIZED TO ADOPT SUCH RULES AND REGULATIONS. IF YOU HAVE ANY QUESTIONS PLEASE CONTACT YOUR BUILDING REPRESENTATIVE.

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