

COVENANT SUMMARY



Silverstone

Plats 1 & 2

Square Footage Minimums:

Ranch	1,800 sq. ft.*
Story and a Half	2,400 sq. ft.* above grade
Two Story	2,600 sq. ft.* above grade
Split Level	2,600 sq. ft.* above grade

**exclusive of any basement finish*

Managed By: N/A

Garage Minimum: 3 car

Siding Material Excluded: Vinyl or steel

Fence Material Allowed: Black vinyl chain link, black wrought iron, painted aluminum, or white PVC; hedges and wall; in the rear and not to exceed 6 ft; upon approval.

Storage Sheds, Play Structure Requirements: Any outbuilding constructed must be of similar materials/roof pitch as dwelling, placed in the rear, and be 10 ft from any lot line; upon approval.

Exterior Elements Excluded: Trash and recycling receptacles must not be in view except on pick-up day.

No above ground pools permitted. Below ground pools with proper fencing allowed, upon approval.

Exterior up lighting installed is not to disturb the adjacent residents, upon approval.

Pets: No more than 2 dogs and 2 cats. Dog run/house must be in the rear and against the house and screened from neighbor's view, upon approval.

Landscaping Requirements: Yard free of weeds and debris.

At least 5 trees shall be planted (3 in front, 2 in back, unless sufficient existing trees exist). Shrubs and foundation plantings will address the front.

Front and side yard hedges allowed, no more than 3 ft. in height, and maintained, upon approval.

Street trees required:

Front Elevation Material Requirements: 33% must be stucco, brick or stone veneer.

HOA Fees: None