

Pineda Crossing Covenant Rules and Guidelines

Date: 7-23-2021

Revision Date: 8/17/2021

Revision Number: 2.0

The following Rules and Guidelines have been developed to assist in clarifying any ambiguity in the Pineda Crossing Covenants, and to state any additional rules that the HOA documents give the Architectural Control Review Committee (ARC) the right to include. **These guidelines do not replace or supersede the Pineda Crossing HOA governing documents in any way.** The Board of Directors may, from time to time, revise, amend, alter, or otherwise change these rules and guidelines per the authority given it in the Association's governing documents.

These rules and guidelines address architectural improvements and general ordinance for the community and are intended to enhance property values and sustain the high standards of development.

These Rules and Guidelines were approved at the August 17, 2021, board meeting and mailed to all homeowners on July 29, 2021.

Exterior Appearance of Homes - The exterior appearance of all homes must be maintained.

1. No mold/mildew/stains are permitted on the home, including but not limited to roofs, fences, gutters, soffit/facia, exterior walls, driveways, walkways, or sidewalks.

2 Although sidewalks are owned by the county, Owners are responsible for maintaining the sidewalks free of mold and mildew, edged and free of weeds and grass. Owners are responsible for reporting any defective conditions or problems with sidewalks to the county.

3.If stains on the walls of a house cannot be removed with cleaning, the walls of the house may require painting with prior written ARC approval.