



HOUSE RULES

WHEN EACH OF US PURCHASED OUR RESPECTIVE UNITS, WE DID SO WITH THE KNOWLEDGE OF THE CLOSE LIVING PROXIMITY OF OUR NEIGHBORS. OUR CONDOMINIUM WILL ONLY BE AS GOOD OR BAD AS WE MAKE IT. BECAUSE OF THIS, WE MUST EACH EXTEND OURSELVES (AT ALL TIMES) TO COOPERATE WITH EACH OTHER AND WITHIN THE ENTIRE CONDOMINIUM TO MAKE IT PEACEFUL AND HAPPY.

Article VIII. HOUSE RULES

Section 1. In addition to the other provisions of these By-laws, the following house rules and regulations, together with such additional rules and regulations as may hereafter be adopted by the Board of Managers shall govern the use of the homes and the conduct of all residents thereof.

Section 2. All homes shall be used for single family residence purposes only as such term is defined in the Declaration.

Section 3. Owners of a home, members of their families, their employees, guests and their pets shall not use or permit the use of the premises in any manner which would be illegal, disturbing or a nuisance to other said owners or in such a way as to be injurious to the reputation of the Condominium.

Section 4. The common elements shall not be obstructed, littered, defaced or misused in any manner.

Section 5. Every homeowner shall be liable for all damage to the common elements and the property of the condominium, which shall be caused by said homeowner or such other person for whose conduct he/she is legally responsible.

Section 6. (a) Every homeowner must perform promptly, all maintenance and repair work to his own home which, if omitted, would affect the community in its entirety or in a part belonging to other homeowners or the building of which his home forms a part, being expressly responsible for the damage and liabilities that failure to do so may engender.

(b) All the repairs to internal installations of the home, located in and servicing only that home shall be at the homeowner's expense in conjunction with the condo by laws

Section 7. An owner shall not make structural modifications to the home or other alterations which would impair the structural soundness of the home without the written consent of a majority of the appropriate board.

Section 8. (a) No resident of the community shall post an advertisement or poster of any kind in or on the community except as authorized by the Board of Managers.

(b) It is prohibited to hang garments, rugs, etc., from the windows or from any of the buildings or to string clothes lines on or over the common elements (including the irrevocably restricted areas) or to use any of the common elements (including the irrevocably restricted areas) for storage purposes.

(c) No fence or gate shall be erected in the community without the prior written consent of the Rustic Woods HOA Board.

(d) No television, radio antenna, storm and screens, windows and doors, shall be erected on the exterior of homes or the common elements without the prior written consent of the appropriate condo board.

(e) No homeowner shall move, remove, add or otherwise change, the landscaping in the community without written approval from the appropriate condo board.

(f) No homeowner shall paint the exterior surfaces of the windows, walls or door openings outside of his home.

(g) No persons shall park a vehicle or otherwise obstruct any residents use of ingress or egress to any parking space.

(h) No homeowner will install or permit to be installed, any window mounted or through the wall mounted, air conditioning unit in his home or in any of the common elements without prior approval from the appropriate condo board.

(i) Vehicles within the condominium are to accelerate no faster than 10 mph.

(j) Bicycles, carriages, etc., should not be parked overnight in front of homes. This is for the safety of the owners, as well as for the appearance of the condominium.

(k) No bicycling on any grass area.

(l) Bicycles used after dark must have proper reflectors and are not allowed in common areas after dark.

(m) No hardball playing on any street, for the protection of both pedestrians and property.

(n) No smoking in the clubhouse or pool or anywhere else where posted.

(o) The Clubhouse may be rented by homeowners for \$350 with a \$300 down payment. A request form must be submitted to management and all requests to rent are subject to approval by the appropriate condo board. Any other events or activities to be held in the Clubhouse must be approved by the Homeowners Association Board.

(p) The community has designated snow emergency areas. These areas have been painted in blue and properly identified as no parking areas during snowstorms. If you park in the snow areas during or immediately after a snowstorm, your car is subject to being towed.

(q) No car can park in the designated fire zones and will be subject to immediate towing.

(r) All homeowners are required to register their vehicles with the Rustic Woods HOA via their Management company. Failure to do so may result in a fine or having your car towed.

(s) The tennis court must only be used to play tennis. Other activities are prohibited including but not limited to allowing pets on the tennis court, bike riding or ball playing.