

This note was sent to all member email accounts on Wednesday, May 30, 2018.

To all Serenity Ridge Association Homeowners,

Owning a home in our Serenity Ridge neighborhood comes with certain guidelines by which all homeowners are required to uphold. As a consistent practice, the Board requests of you to do a self-assessment to ensure the Serenity Ridge Association By-Laws (listed below) are being upheld by each property owner. If you discover that you are not in compliance with our By-laws then please remedy the issue. Members of the board will also review your association properties during the first week in June and if any violations are observed you will be sent a notice of violation along with the process you must follow to eliminate the violation. Failure to eliminate the violation may result in a fine of \$150 per week or \$250 per week for repeat violations.

We, as a Board and neighbor, in no way want to have to enforce any such violations. Although, it is our obligation to ensure the integrity of our By-Laws are intact no matter how large or small the infraction. We all live in this beautiful neighborhood knowing what is expected and upholding our By-Laws ensures our neighborhood remains beautiful.

Sec. I SHORT LIST OF COMMON RULES TO FOLLOW

- You cannot rent your home or any portion of it.
- You are only allowed one 4 square foot professional sign on your property (e.g., a for sale sign).
- Weapons & Fireworks – See Walker city ordinance. None shall be used on common grounds.
- Pets – you are only allowed 1 dog, cat or two caged birds. More than that requires a written variance from the board.
- No recreation vehicles, trailers, boats, etc. shall be parked on your property unless it fits fully into your garage so that it can close.
- No commercial vehicles or trucks. No storing non-working vehicles on your property.
- Construction or landscaping – must have written approval from the Architectural Review Committee with design.
- The 1st 15' of your lot must be maintained and mowed along with anything outside of a “natural” state.
- Everyone must have the same mailbox.
- Tree removal – Any tree with a diameter or more than 4” must have approval from the Review Committee.
- No Chain Link Fences.
- Trash Containers must be stored inside.
- No ATV's may be driven on our roads or other common association grounds.

Thank you,

The Serenity Ridge Board of Directors

Gary Lorenz, Marie Kenny, Nancee Siehling