

**SCHOA Section "A" Rules and Regulations
Revised February 2017
ARCHITECTURAL CONTROL**

1. DEFINITIONS

1.1 *"Architectural Control Committee or "ACC"* shall mean the committee appointed by the Board of Directors.

1.2 A *"Setback"* is the distance measured from the property (lot) line inward, within which a building or structure is prohibited."

1.3 *"Fence"* shall mean a white vinyl picket style fence and used to enclose a patio, AC unit or irrigation pump. Fences should have at least a 50% air space except for AC units where they may be solid.

1.4 *"Lattice"* shall mean white PVC strips in a criss-crossed pattern, or other vinyl, decorative panel designs.

1.5 *"A "Site Plan or Plot Plan"* shall mean an architecture document, showing the lot boundaries (property lines), delineating all the improvements on a lot and showing all setbacks.

2. INTRODUCTION

2.1 Savanna Club is a "Deed Restricted Community". The goal of the restrictions is to maintain the integrity of our community and the property value of the homes we live in. The strength of the deed restricted community lies not only in its rules and regulations but also in the community's commitment to live by and enforce its rules.

2.2 The Architectural Control Committee (ACC) of the Savanna Club Homeowner's Association (the "Association") was established by the Declaration of Covenants and Restrictions for Savanna Club, Article VIII. The ACC is charged with regulating the external appearance, use and maintenance of the lots and any improvements made to them and empowered to create reasonable enforcement guidelines for the community. This document lays out the Architectural Control Rules and Regulations, which may be amended from time to time, as developed by the ACC and procedures required to make alternations to homeowner property.

3. ACC APPLICATIONS/APPROVAL

3.1 Residents are required to submit plans for exterior alterations to the ACC by submitting an "Architectural Application" form which is available in the Association office or on the Savanna Club website. Applications must include plans and specifications showing the nature, kind, shape, height, materials, and location of the proposed alteration. This form and applicable supporting documents will be dropped off at the Association office. It will then be forwarded to the ACC for review.

Sometimes the most difficult part of completing an application is effectively describing the project. If the request is not clear the ACC may delay its decision and request that the homeowner resubmit a clarified application.

3.2 The ACC has the right to approve or disapprove any plan which, in its sole discretion, is not suitable or desirable or conflicts with the design guidelines outlined below or in the Declarations.

3.3 Site Plan – A site plan, if required, must be provided. A copy of the property plat is the easiest way to create this. Proposed alterations and location should be indicated on the site plan as well as including dimensions and distances from adjacent property, houses and set-backs, other existing structures, and concrete slabs.

3.4 Materials and Color – Samples of the materials and colors to be used and an indication of the existing colors and materials should be provided. Color chips should be submitted for clarity.

3.5 Drawings and Photographs – A graphic description should be provided. This may be in the form of manufacturer’s literature or photographs, as well as freehand drawings. Any sketches or photographs should be accompanied by a written description.

3.6 If changes in grade or other condition which will affect drainage are anticipated, they must be indicated. Generally, approval will be denied if adjoining properties are adversely affected by changes in drainage.

3.7 Architectural approvals granted to an individual homeowner, under the preceding guidelines, shall remain in effect and unchallenged. However, approvals granted under previous guidelines shall not be construed as implied approval for changes after the date of this document. Applications for changes after the date of this document must be in accordance with the guidelines contained herein.

3.8 Before the ACC issues the yellow “ACC PROJECT FORM” sign and any work begins, the homeowner will provide a copy of the County permit (if required) and a copy of the Contractor’s license and insurance (unless it is already on file in the HOA office), if a contractor is used. This yellow sign will be placed in the homeowners’ front window and be visible from the road while projects are ongoing and must be returned to the SCHOA office by the homeowner when work is completed.

3.9 ACC members and Association management may make periodic inspections of the job site to ensure that the alterations are in compliance with the approved application.

3.10 If there is any discrepancy between the “as built” modification and the approved application then the homeowner may be asked to remove or modify the “as built” modification to comply with the conditions of the approved application.

3.11 Failure of a homeowner to seek ACC review and approval may result in, but may not be limited to the following remedies: issuance of a “stop work-order” demand, the levy of fines and/or legal relief seeking removal of unapproved or prohibited structures or improvements.

3.12 County Approvals Many improvements or alterations may require County review and permits. It is the homeowner’s responsibility to obtain all County approvals. The St. Lucie County Planning Department should be contacted prior to beginning any work in order to verify whether a permit is required and what procedures must be followed. County approval does not preclude the need for Association approval and vice-versa.

When in doubt as to whether a permit is required, always check with the County as this can save you time and money in the end. It is the responsibility of the homeowner to obtain both ACC approval and any required County permits before the commencement of any work.

3.13 Casualty Destruction and Structure Replacement. Reconstruction, repair and replacement of homes damaged by casualty shall be reconstructed, repaired or replaced as soon as possible but not to exceed six (6) months. Approval by the Association and/or the Developer must be obtained prior to replacing a home. An “Architectural Application” form and a plot plan must be submitted to the ACC for all replacement homes, and the requestor must abide by all other regulations applicable.

Only manufactured homes shall be used for replacement. Installation must meet County code. Concrete slabs are not permitted to be poured under any manufactured home.

4. Lot Coverage.

4.1 To be in accordance with St. Lucie County planning standards, Savanna Club has adopted the County’s most liberal criteria which allows for a maximum percentage of impervious area (i.e. building, paving, driveway, etc.) to be 40% of the total lot area. For example, with a typical lot of 5600 s.f., the maximum total area of hard surfaced “impervious” area would be in compliance at 2240 s.f. or less.

4.2 Any new application to request additional paved area (structure, patio, driveway, etc.) will be reviewed against this standard as part of its’ overall consideration for approval.

5. SETBACK CRITERIA

5.1 New structures including, but not limited to, buildings, carports, etc. and additions to existing structures may not encroach on the setbacks of fifteen (15) feet in the rear, twenty (20) feet in the front, and seven and one-half (7 1/2) feet on each side. For corner lots the side setback is fifteen (15) feet on the road side.

5.2 For standard size lots, attachments (e.g. garages, carports, sheds, screen rooms, etc.) may not extend further than 15 feet measured from the walls of the existing manufactured home or twentyfour (24) feet for a double wide garage/carport. Large lots, such as inside corners of cul-de-sacs, will be evaluated individually.

5.3 Roof lines over carports, sheds, garages, etc. may not extend into the setbacks.

5.4 Fences enclosing patios may extend into the setbacks providing they meet the other requirements in this document.

6. RULES AND REGULATIONS

The following rules and regulation address a broad range of exterior alternations and acceptable standard for Savanna Club. These define the limits of the size, location, quality of construction, materials, and color based on intended use and relationship to adjoining properties and surrounding areas.

Note: Also reference ACC Guidelines which contain additional specific detail.

6.1 Pergolas, Trellises and Latticework and similar structures

Pergolas, trellises and latticework are permitted subject to the following limitations:

Free standing trellises, and pergolas may only be placed in the rear of a home and will be limited to one of either per lot. These will be located no further than two feet (2') from the house, shed, garage or lanai at their closest point. They must not encroach on the rear or side setbacks. Design and construction must meet County building codes.

Pergolas are used to form a shaded sitting area. Pergolas can be, subject to ACC approval, up to fifteen feet (15') wide, ninety-six inches (96") high and not less than thirty-six inches (36") deep. Pergolas must be constructed of white PVC vinyl and set in concrete. Pergolas may be free standing or attached to the home.

Trellises are used to support climbing plants and can either be securely mounted against a wall or free standing. Free standing trellises must be mounted on vertical supports no less than four inches (4") square and set in concrete. Trellises can be no larger than forty-eight inches (48") wide and sixty inches (60") high. Trellises must be constructed of white PVC vinyl. Free standing trellises may not be used to enclose or screen in a patio or for a privacy screen.

Latticework typically consists of white PVC strips in a crisscrossed pattern. Latticework may be used as a trellis if firmly mounted against a wall. Latticework may not be used 1) as a privacy screen along a carport, 2) as a free standing privacy screen, 3) or to enclose a patio.

Alternative materials of construction, such as pressure treated lumber or cedar, may be accepted provided they are painted white and subject to ACC approval.

Plants growing on trellises, latticework, pergolas and arches will be maintained and are not allowed to obscure windows, doorways or address numbers. Work requires ACC approval and County permit.

6.2 Trees

New trees, including replacement trees must be inside property lines by five (5) feet except in location of right of way where they may go on the property line. This, in most instances, will preclude trees being planted between two homes. Trees that are ant infested, dead, or too close to the home may be removed without ACC approval. Homeowner may not remove or replace any trees in the common areas or right of ways. ACC approval is required for planting new or replacement trees.

6.3 Landscaping

All landscaping and planting proposed for a lot must be approved in advance by the ACC, except for the planting of hedges, shrubs, annuals and perennials. Hedges cannot be over four (4) feet in height and will have a two (2) foot break every ten (10) feet in length. Additionally, hedges and shrubs within three (3) feet of the home must not obscure windows or house number.

Care should be exercised in the selection, planting and maintaining of trees and shrubs to prevent obstruction of sight lines required for vehicular traffic. Trees must be kept trimmed to prevent interference with street traffic.

Eight (8) inch high concrete edging or curbing may be used as a landscaping tool. Installation requires ACC approval. When painting or staining, the colors and designs must be submitted to the ACC for approval.

6.4 Fences

A fence which is immediately adjacent to and surrounding a patio or other improvements on a Lot, such as irrigation or air conditioning equipment, or immediately adjacent to an area where there is a significant variation in elevation bordering a walkway or driveway, may be installed with the prior approval of the ACC. Grassed or mulched areas, flower beds, or trees, etc. are not permitted within any fenced area surrounding a patio. Fences may not be installed in any other areas or used for any other purposes.

Fences used for the above must have at least fifty (50) percent air space and be no more than four (4) feet in height, except for AC enclosures installed for noise reduction, which may be solid, no more than fifty-four (54) inches in height, and be a sufficient distance from the AC to allow for air circulation as recommended by the manufacturer. White PVC material will be used for all fences.

The use of natural landscape, such as hedges and shrubs, should be considered when enclosing a patio, central air conditioning units or trash containers.

6.5 Patios

Patios should be located in rear yards. Front or side locations will be evaluated individually. Patios may be no larger than one hundred and ninety-six (196) square feet (sf) and may extend no further than fifteen (15) feet from the back of the home or lanai. They must conform to the set-back rules. When constructing a patio or extension of an existing patio consideration must be given to adjoining properties to ensure that they are not adversely affected by changes in drainage.

Poured concrete patios are not allowed in the front of the home. Decks, or the use of decking materials for patios, are not permitted. Porches that were installed by the developer may be replaced with like materials or with a composite decking material as an alternate to wood.

All work requires ACC approval and County permit.

6.6 Wells

Wells must have a filter for removing iron and the filter must be changed at the first sign of discoloration (rust) on the driveway, sidewalk, or house. Pumps and tanks must be shielded from view on at least three (3) sides with shrubs or fencing.

ACC approval is required for this work.

6.7 Flagpole

Flagpoles are not allowed to exceed twenty (20) feet in height, and must be sectional, telescopic or hinged so that it can be lowered or removed in the event a hurricane warning or when the residence is not occupied.

Only commercially manufactured flag poles are allowed. The pole must be located no less than five (5) feet from the property line. Only one flagpole per lot is permissible.

A homeowner may display two (2) flags; one removable United States flag or official flag of the State of Florida, and one removable official flag which represents the United States Army, Navy, Air Force, Marine Corps, or Coast Guard, or a POW-MIA flag. Flags may not be larger than four and one-half (4 ½) feet by six (6) feet, and must be hung in a respectful manner.

Installation of flagpoles require ACC approval.

6.8 Shutters and Awnings

Decorative shutters and/or outside doors of homes must conform to the Association approved colors.

Awnings, except those which function as hurricane shutters, are prohibited unless a variance is approved by the Board of Directors. Fabric awnings, canopies, sails, or similar structures (either fixed or retractable) are not allowed.

Approved hurricane shutters consist of clamshell awnings, Bahama shutters, accordion shutters and storm panels (metal or clear). The purpose of these shutters is to provide hurricane protection. Plywood sheathing is not approved in place of hurricane shutters except in emergency situations in which case they must be removed within 72 hours of the storms passing.

Clamshell awnings and Bahama shutters will not be in the closed position and accordion shutters will remain fully open unless in response to hurricane conditions in the area.

Hurricane shutters may be activated when a hurricane warning is issued for the area. If the home is occupied they must be opened/removed within seventy-two (72) hours of the storms passing. Seasonal residents who will be away between May 15th and January 15th may activate their shutters prior to departure. Seasonal residents who will depart before or return after these dates will notify the office.

Installation of hurricane shutters must conform to the Florida Building Code (R301.2.1.1 - R301.2.1.4) and St. Lucie County codes.

Installation requires ACC approval and may require a St. Lucie County building permit.

6.9 Sheds

The ACC may approve installation of one, and only one, Rubbermaid Garden Shed or Bin, or similar product providing it is anchored in cement under the carport. The unit may not exceed ninety-two (92) cubic feet.

A shed that was part of the original home's design may be replaced providing it conforms to the original construction, size, location and roof line.

Alterations/expansion to an existing shed or garage must comply with the original appearance, design and roof line and must be built in accordance to the St. Lucie County building codes. ACC approval of any addition/expansion of the shed or garage is required prior to installation and must meet all setback requirements. Addition/expansion of a shed is permitted to encroach into the carport providing a minimum of 20 feet of carport space remains. New sheds or garages must include at least one window, and an exterior door. Poured concrete or concrete block structures (CBS) are not permitted under any circumstances.

Free standing sheds of any kind, whether pre-built or built on-site, are not permitted.

All work requires ACC approval and County permit.

6.10 Exterior Painting

Exterior painting projects must be submitted to the ACC for approval. Colors for home and trim must comply with the ACC approved colors available in the HOA office.

6.11. Skirting

Skirting on either a new home or replacement skirting on an existing home must be either faux brick or horizontal vinyl or aluminum. All vinyl or aluminum skirting in excess of twelve (12) inches must have shrubs in front of it so as to best preserve and enhance values among structures in the community. The vinyl or aluminum skirting must be no more than twenty (20) inches high and the skirting must be painted white, black or the same color as the house.

6.12. Gates

Residents may not erect a gate or fence of any kind for the purpose of blocking the entrance to a drive-way or carport. One (1) gate may be erected for access to a patio that is enclosed with a fence. Gates on front porches are not permitted.

6.13. Driveways and Carports

Driveways. Only concrete or pavers over concrete driveways are permitted. Driveways must be kept clean and free of stains and weeds. Concrete for driveways may extend to the property line.

Concrete for driveways may extend to within 5 feet of the property line. The maximum width allowed for any driveway is 20 feet at the property line. No driveway may be extended into a utility, drainage, or access right of way easements (as per St. Lucie County Land Development Code 7.05.06).

A minimum of 18" clearance from the edge of the driveway to a lamppost or mailbox must be maintained. When extending or increasing the width of a driveway consideration must be given to adjoining properties to ensure that they are not adversely affected by changes in drainage. Driveways may not be widened such that the driveway extension is directly in front of the house.

Fencing may be installed along a driveway for safety reasons adjacent to culverts and drop-offs. Existing driveway fencing may be replaced as originally installed.

Driveways may be painted or stained. Homeowner will include color, design sketch and specifications with application. Homeowners are encouraged to include a boarder and/or fleck in their design and color scheme.

If for any reason it becomes necessary for the Association or County to cut, remove and/or replace this driveway, the driveway must be repainted within 60 days by the homeowner. All costs incurred for repainting are the responsibility of the homeowner.

If the homeowner's driveway is painted and the homeowner replaces/repairs a part of the driveway, or extends the driveway, it must be painted the same color as the existing driveway, providing the color had been approved by the ACC, within 60 days. If painting the driveway had not been approved then the homeowner must apply for a permit to paint the driveway.

ACC approval is required for all driveway work. Request will include a plot plan. Any driveway addition or major repairs will also require a County permit.

Carports. A carport is a covered structure used to offer limited protection to vehicles, primarily cars, from the elements. Only aluminum constructed carports are permitted. No portion of a carport may be screened in. Carports may not be enclosed or used as a covered storage area. Carports may not be converted to garages. Storage sheds may be extended into the carport area providing it meets all other requirements of the Rules & Regulations and that there is at least 20 feet remaining in the carport for covered vehicle parking.

Lattice work is not allowed to be used along the outside supports of the carport as a privacy screen.

Carports are most susceptible to hurricane winds. Savanna Club residents are permitted to provide some protection for their carport by use of an Anchor systems must conform to County and State building codes. Anchors must use stainless steel cable lines attached to the beam on the carport and bolted into the cement of the carport no further than eight (8) inches from the carport posts. No cables are to run from the carport to the yard. Nylon straps are not allowed.

Nylon straps are not permitted unless it is an emergency in which case they must be removed within 72 hours of the storms passing. ACC approval is required for installation and/or replacement of carport anchor system.

ACC approval and a County building permit is required for new or replacement carports or any structural modifications.

6. 14 Dry Racks

Removable drying apparatus are permitted but only in locations appropriately screened from view and approved by the ACC. Apparatus must be removed with a hurricane warning.

6.15 Hot Tubs

Hot tubs may be permitted in the rear of the property and located on a patio provided the installation does not encroach on the property setbacks. Structures must be adequately screened from the neighbor's view.

A plot plan must accompany the request for ACC approval.

6.16 Propane Tanks

Propane tanks may be installed for residential use of a generator in emergencies when electrical power is lost. Tanks must be approved for underground installation and be in accordance with all local, state and federal rules and regulations. The maximum capacity of a buried propane tank shall not exceed five hundred (500) gallons.

If a tank is to be installed on leased land, the homeowner must obtain a written permit from the lessor before submitting a request to the ACC. In addition to the ACC approval, the request must also be approved by the Board of Directors.

Installation must be done by a licensed contractor. Tanks must be a minimum of ten (10) feet from the nearest building and ten (10) feet from the property line. No tank may be installed within twenty-five (25) feet in any direction of an existing propane tank. All piping and installation must be in accordance with the National Fire Protection Association Regulation #58 (Storage and Handling of LP Gas) and NEPA 354 (National Fuel Gas Code). All liquid piping and vapor piping subject to tank pressure must be Schedule 80 (X-Heavy). Below-ground piping is to be coated, wrapped and insulated with insulating unions.

A fixed sign must be placed at the tank location indicating the presence of a buried LP tank. The fill box must be clearly marked with brightly colored paint. The dome/lid of the tank must have a shut-off valve. A sign indicating the location of an emergency shut-off valve must be clearly visible.

If a leak occurs:

a. Shut Off the Gas

Turn off the main gas supply valve on your propane tank, if it is safe to do so. To close the valve, turn it to the right (clockwise).

b. Leave the Area Immediately!

Get everyone out of the building or area where you suspect gas is leaking.

c. Report the Leak

From a neighbor's home or other nearby building away from the gas leak, call your propane retailer right away. If you can't reach your propane retailer, call 911 or your local fire department.

Removal of Buried Tank. If a homeowner decides to remove a buried tank, the Association will be immediately notified. Removal must be done in an environmentally safe manner and in accordance with government regulations. All piping associated with the tank must

also be removed from the property. If the home is sold, these restrictions will be transferred to the new homeowner.

Homeowners of new underground propane storage tanks and emergency generators must have a licensed contractor inspect the system annually, at the expense of the homeowner, for safety and operation and provide proof to the HOA that it is in full operating condition.

Homeowners with existing underground propane tanks and emergency generators must comply with all the conditions of the original permit and have a licensed contractor inspect the system annually, at the expense of the homeowner, for safety and operation and provide proof to the HOA that it is in full operating condition.

6. 17 Antennas

With the exception of a satellite dish antenna and Board approved HAM emergency communication systems, no other television or other outside antenna system or facility shall be erected or maintained on any Lot.

Homeowners may install a direct-to-home satellite dish antenna at their residence. The dish shall be no greater than 39.37 inches (1 meter) in diameter. In order to maintain the aesthetics of the community, the antenna will be positioned in such a way to limit its visibility. The Association suggests the following locations as preferable:

- (1) Fastened to the ground or patio, possibly mounted on a short pole;
- (2) Attached to the side of the house, garage, or shed.

If these locations substantially degrade reception, the antenna may be placed on the roof of the home as a last resort. While the Association cannot restrict the installation of this antenna, ACC approval is still required before the installation begins.

6.18 Decorations

Decorations on houses, sheds and garages must be permanently attached to prevent them from flying away. All permanent decorations must be approved by the ACC because they affect the aesthetics of the home.

All lawn ornaments must be removed within 48-hours of a pending tropical storm or hurricane event.

Seasonal decorations (Christmas, Halloween, etc.) may not extend above the homes' roof and must be removed within two (2) weeks of the holiday's passing date.

6.19 Handicap Ramp

Installation of a Handicap ramp is permitted.

Handicap ramps are only approved for the use of the person with the disability. Thus, any installation will be of temporary construction so that when the ramp is no longer required or the home is sold, the ramp can be removed.

Handicap accessible home entry ramps must be built to the latest Florida Accessibility Code for Building Construction.

All ramps require both the ACC approval and a County building permit.

6.20 Rain Barrel

A single rain barrel of neutral color may be installed. Barrel must be commercially constructed with a cover, not to exceed more than four (4) feet in height, and the capacity may not exceed sixty (60) gallons.

Barrel must be located at the back of and next to the house to receive water from a downspout. During a hurricane warning the barrel will be emptied and moved inside.

Appropriate shrubs or fencing will be installed to obscure the barrel.

6.21 Roofs

All roofs must be kept clean and free of mold and mildew.

Roof Repair: When roof repairs are made, the repair or replacement shingles must match what is currently on the roof as well as existing color.

When re-roofing a home the color of the shingles or metal roof must meet the ACC standard for approval. This standard is that the roof shall compliment, blend and coordinate with the house and trim color and the color must comply with the Association approved colors and further complement the colors of the surrounding homes.

It is suggested that a small supply of additional shingles be purchased at the time of re-roofing to provide for any future minor repairs as colors and styles tend to change over time.

Preventative Maintenance/Restoration: The application of RoofGuard™, a clear, monolithic polymer sealer and algaecide is permitted to be applied to roof shingles. Prior to contracting for this work, a certified installer would need to inspect the existing roof to determine and verify that the roof is in a condition that would be an acceptable candidate for their product.

Homeowners who are interested in applying this product to their roofs must certify with the vendor of the product, Enviroseal (772-385-8225), that their roofing will accept the product and then, before going forward with the application, get ACC approval. Application should show the vendors approval for the application of product.

Other roof restoration products, such as Spray Polyurethane Foam (SPF) insulation or Nutech, are not permitted as they produce a finish that distorts the existing roof color, texture and appearance not in conformance with sound architectural standards.

Roof Replacements: Homeowners may replace their existing roof with roofing material currently on their manufactured home (asphalt shingles), with metal roof shingles such as Decra® Shingle Panels or Decra® Shingle XD panels or with a Standing Seam metal roof.

If replacing the roof with asphalt shingles, it is suggested that additional shingles be purchased for any future repairs as colors and styles change.

Metal Roof Replacement: If replacing with Standing Seam metal roof, **only** narrow twelve (12) inch panel Standing Seam metal roofs will be approved. This style offers a clean look that is architecturally scaled for residential use. Panels will be painted.

Metal Roofs Not permitted: 5V Crimp metal roofing panels or other styles metal roofing, and Galvalume® non-painted panels or panels with a “mill finish” are not permitted.

Building Permit: A St. Lucie County building permit and ACC approval is required for any new or replacement roof. Installation of a metal roof also requires a letter from a structural engineer. Applicant will submit a product sample along with the application.

6.22 Siding

Residents may replace their siding using their existing siding material (aluminum or vinyl) or with HardiePlank® siding on homes, sheds and garages.

If replacing aluminum or vinyl siding with like material, the color must comply with the Association approved paint colors.

If HardiePlank® siding is selected, only HardiePlank® Lap Select CedarMill or Lap Smooth siding with a five (5) or six (6) inch exposure will be approved. Only the following approved pre-finished colors, which may be amended from time to time, may be selected: Artic White, Navajo Beige, Harris Cream, Cobble Stone, Sandstone Beige, and Heathered Moss. If the pre-primed HandiePlank® lap siding is used it can be painted any color from Association approved paint colors.

A St. Lucie County building permit is required for any siding replacement. ACC approval must be received for style and color of the siding before any work can commence.

6.23 For Sale/Lease/Rent Signs

For Sale/Lease/Rent Signs. A maximum two (2) signs will be permitted; one (1) sign in the front yard and one (1) sign in the back yard and must relate only to the sale or rent/lease of that property on which it is located.

Two (2) types of signs are permitted. (a) Signs may be mounted on a 5' high, 4" x 4" wood, aluminum, or vinyl post with a 36" arm and (b) metal framed yard signs are also permitted provided they comply with the size limitations. Coroplast® or corrugated plastic signs are not permitted.

The sign must be twenty-four (24) inches wide by eighteen (18) inches high and limited to two (2) riders, four (4) inches in height and twenty-four (24) inches in length. The sign must read "For Sale", "Open House" or "For Rent or Lease" and only have the telephone number of either the Owner or the listing broker. These signs may be placed in the front and rear of the home. The sign must be mounted on a 5' high, 4" x 4" white wood, aluminum, or vinyl post with a 36" arm and must be at least five (5) feet back from roadway, lake or golf course and at least fifteen (15) feet from any side yard property lines. Metal frame signs are not allowed. All signs must be removed from the property within forty-eight (48) hours of the sale or lease closing.

6.24 Mailboxes and House Numbers

Mailboxes

To assure compatibility with a uniform community theme, the Association will install all mailboxes. The Association will be responsible for the maintenance of these boxes as well as affixing the house numbers on these.

It is the responsibility of the residence to ensure these boxes are kept clean and not become an eyesore. Damaged or rusted mailboxes or missing/faded house numbers should be reported to the Association for repair/replacement.

House Numbers

It is important for homes in Savanna Club to have their addresses displayed prominently to aid emergency services and to assist others in finding their way.

Homeowners are responsible for ensuring that a house (address) number is attached to their home and is visible from the street and not obstructed by trees or bushes. Faded or missing numbers must be replaced immediately.

When selecting house numbers they should be at least three and one-half (3 ½) inches high and be reflective to allow viewing at night. These numbers should be of a color that contrasts with the background, e.g. if your house is painted a dark color, the numbers should be a light color. They should not blend with the background. Brass and bronze numbers tend to be difficult to see on many backgrounds.

6.25 Air Conditioners and Irrigation Pumps

Except for units located in shed/garage windows or lanais, air conditioning units extending from windows which are visible from the street are not permitted unless a variance is approved by the Board of Directors.

Air conditioner and irrigation pump units must be screened or protected by architectural treatment or appropriate landscaping. They should not be visible from the street.

6.26 Lampposts

Declaration of Covenants Article 6.4 covers the installation, maintenance and responsibility for the lampposts.

The Association is responsible for the maintenance and repair of these lampposts except where damage was caused by the negligence of the owner, his family/friends or contractor.

Under this Article, the homeowner is responsible to ensure that power is provide to that post 24/7 regardless of whether a fulltime or seasonal resident. Furthermore, the homeowner will ensure the lamppost is clean and free from rust stains from irrigation water.