

# **The Lodges at Fish Creek Homeowners' Association**

## **Rules and Regulations**

### **Holiday / Winter Lights**

Only warm white and soft white holiday / winter lights are permitted within The Lodges at Fish Creek Homeowners' Association. Colored and/or blinking lights are not permitted. Lights are limited to trees and lighted wreaths that are hung on a structure. Any lights that are to be hung on a structure, with the exception on lighted wreaths, or any other holiday decorations that are proposed to be installed on any Lot within The Lodges at Fish Creek Homeowners' Association require Board of Directors approval prior to installation. Additionally, lighted trees are to have their branches individually wrapped with lights, circling trees with a single string of lights is not permitted. Lights are not to be illuminated during daylight hours and only permitted between dusk to 12AM. Holiday / winter lights shall not be in place before Thanksgiving of any year and shall be taken down prior to April 15th of any year.

### **Snowmobiles**

Operating snowmobiles within The Lodges at Fish Creek Homeowners' Association is prohibited.

### **Speed Limit**

The maximum speed limit for Crystal Springs Road is 25 miles per hour. The maximum speed limit for all other Shooting Star Roads is 20 miles per hour.

### **Sports Equipment and Yard Games**

Sports equipment such as basketball hoops, soccer goals, etc. and yard games such as croquet sets, small playgrounds, etc. are permitted within The Lodges at Fish Creek Homeowners' Association with the restriction that they are stored completely out of the view of neighboring properties, pathways and all Shooting Star roads when not in use. Sports equipment and yard games shall not be left out overnight.

### **Common Area Use**

Private use of the common areas is not allowed, unless specifically approved in writing by The Lodges at Fish Creek Homeowners' Association's Board of Directors. Private or commercial vehicles are not permitted on common areas. The common area shall not be utilized for storage or disposing of trash or debris.

### **Loitering and Solicitation**

Loitering on or in The Lodges at Fish Creek Homeowners' Association's common areas (including pathways and roads) is prohibited. Specifically, it shall be unacceptable for any person to loiter at, on or in the common area (including pathways and roads) to interfere, impede or hinder the free passage of pedestrian or to engage in disorderly conduct by the use of words, acts or images or other conduct that clearly threaten, offend, intimidate or present

a danger to others. Additionally, the placing of flyers, pamphlets, other such printed materials, or visitation that has not been requested by the occupants of the home is prohibited within The Lodges at Fish Creek Homeowners' Association.

### **Political Signs and Signs and Banners within Common Areas**

Political signs are not permitted on any Lot within The Lodges at Fish Creek Homeowners' Association. No signs, banners, or displays whatsoever, whether of a temporary or permanent nature, shall be permitted within The Lodges at Fish Creek Homeowners' Association's common areas (including pathways and roads) except those which have received written approval of the Association's Board of Directors.

### **Snow Removal**

The road easement, approximately ten (10) feet beyond each edge of the road, is needed for snow removal storage. The Lodges at Fish Creek Homeowners' Association shall not be held responsible for any damages to personal property, caused by snow removal maintenance operations, within the ten-foot road easement.

### **Ponds and Streams**

All Shooting Star ponds and streams are designed for esthetic purposes only. All other uses are at Owners own risk.

### **Wildlife**

Feeding or harassing wildlife within The Lodges at Fish Creek Homeowners' Association is prohibited.

### **Remote Controlled Devices**

The operating of remote controlled devices, on, over, or upon The Lodges at Fish Creek Homeowner's Association's common areas or any lot not owned by the device's operator is prohibited. Any recording or photography, taken by a remote controlled device, within of The Lodges at Fish Creek Homeowners' Association's must receive Board approval prior to shooting.

### **Exterior Wood Burning Fire Pits**

Exterior wood burning fire pits, with the exception of those that have received Board approval, include a chimney and are permanently affixed to a Lodge are strictly prohibited within The Lodges at Fish Creek Homeowners' Association. Additionally, the burning of trash, organic matter, or miscellaneous debris is also prohibited within The Lodges at Fish Creek Homeowners' Association.