

| | A | B | C | D |
|----|-------------------------|---|------------------|----------------|
| 1 | | Date of Review; Lot number, Architect name and phone number | | |
| 2 | Covenant Section | Covenant Control Element | Compliant | Comment |
| 3 | 4.1 (5.4) | Complete Set: Structures, fences, retain walls, Site plan, grading plan, landscape plan | | |
| 4 | 5.40 | Grading plan: extends 50 beyond structure | | |
| 5 | 5.40 | Architectural plan: includes Finish Floor and natural grade elevations | | |
| 6 | 4.20 | Structure: 5 or less | | |
| 7 | 4.20 | Structure: >1500 and <4500 Sq. Ft. | | |
| 8 | 4.20 | Attached garage: 2-4 cars | | |
| 9 | 4.2.A | Attached garage: not a separate structure (if attached by some architectural feature) | | |
| 10 | 4.2.B | Guest Residence: >800 and <2000 sq. ft. of heated space | | |
| 11 | 4.2.B | Guest Residence: if 1000 sq. ft. must have one car garage | | |
| 12 | 4.2 | Construction timing: Primary residence, guest residence or accessory structure may be built first if >1000 sq. ft. | | |
| 13 | 4.2 | Construction timing: Primary residence must be one of first three structures constructed | | |
| 14 | 4.2 | Accessory Structure: can be detached but still subject to subdivision design guidelines and shall have common elements and materials w/ other structures on the Lot | | |
| 15 | 4.2 | All Structures: shall be visually harmonious w/ other elements on the Lot | | |
| 16 | 4.2 | Accessory Features: decks, porches, and other accessory features are not considered part of the area limitation | | |
| 17 | 4.2 | Accessory Features: decks, porches, (driveways not considered) shall be limited to a cumulative total area limit of 2/3's of space enclosed by the exterior wall of approved primary structure | | |
| 18 | 4.3 | Driveway: each Lot shall have a driveway w/ garage | | |

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| 19 | 4.3 | Driveway: each Lot shall have a driveway w/ gate or cattle crossing connected to county road or Big Wall Drive | | |
| 20 | 4.4 | Other Structures: swimming pools, tennis courts require ACC approval | | |
| 21 | 4.4.1 | Other Structures: play equipment <150 sq. not ACC reviewed - No play equipment shall be located in Sensitive Zone | | |
| 22 | 4.5 | Deposit: 10% of project cost or \$1,000 whichever is smaller | | |
| 23 | 4.9 | Retaining Walls: must be < 6' and of materials and compatible w/ exterior walls | | |
| 24 | 4.9 | Retaining Walls: free standing not > 3 feet | | |
| 25 | 4.9 | Fencing: Wire fence that meets CRS or upgraded fence of approved materials | | |
| 26 | 4.9 | Fencing: Old fence must be removed when new fences are installed | | |
| 27 | 4.10 | Exterior light: must be subdued, and not directed towards neighbors Lot | | |
| 28 | 4.11 | All Structures: shall be setback 25 feet from any Lot line | | |
| 29 | 4.12 | Architectural Design: Blend not dominate the natural landscape, any style that uses natural building materials such as stone, wood, logs, brick, stucco finishes that imitate natural tones of existing landscape; light or garish colors not acceptable, white or lighter tones ok under porches | | |
| 30 | 4.12 | Architectural Design: walls shall be monotone/ natural material accents (like stone) | | |
| 31 | 4.12 | Architectural Design: Trim colors limited to accent color schemes | | |
| 32 | 4.12 | Architectural Design: Simulated natural materials can be approved after submittal of actual product | | |
| 33 | 4.12 | Architectural Design: no walls murals, garish paint trim, that do not enhance the natural beauty of the sight as viewed from the public ROW | | |
| 34 | 4.12 | Architectural Design: No reflective mirror exterior glazing of any color | | |
| 35 | 4.12 | Roof Design: flat roofs (low slope) shall be behind parapets in the same plane and finish as the walls | | |

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| 36 | 4.12 | Roof Design: pitch shall be = to > 4:12 and = to or <12:12 | | |
| 37 | 4.12 | Roof Design: Roof dominated design ("A" frame) not allowed | | |
| 38 | 4.12 | Roof Design: No shiny or reflective roofs | | |
| 39 | 4.12 | Roof Design: Acceptable roof materials are - fire treated wood shingles, metal roof materials treated to be non-reflective or painted muted brown, maroons, tans and dark greens | | |
| 40 | 4.12 | Roof Design: Simulated tile, shakes, or other materials approved on an individual basis | | |
| 41 | 4.12 | Roof Design: Roof top equipment (vents, gutters, chimneys,) shall be painted the same predominated color of its location | | |
| 42 | 4.13 | Height of Structure: no roof line or parapet line shall be >20 feet from average undisturbed natural grade | | |
| 43 | 1.28 | Structure: Within Sensitive Zone | | |
| 44 | 4.13.1 | Height of Structure: > 20' average height in sensitive zone (see Special Process for approval 4.13.2) | | |
| 45 | 4.13.2 | Height of Structure: not > 27' average height (see Special Process for approval 4.13.2) | | |
| 46 | 4.13 | Height of Structure: no building façade shall exceed average 20 ' in height or 35' in length in a single plane | | |
| 47 | 4.13 | Height of Structure: no wall shall exceed 30' in length in a single plane not broken by window, porch, or min 3' offset (<3' not considered offset) | | |
| 48 | 4.13 | Height of Structure: no fireplace chimney, vents, and other feature required by building code shall be included in calculation | | |
| 49 | 4.13 | Engineered foundation plan: if >30% slope | | |
| 50 | 4.13 | Height of Structure: Lots 10-13 no structure or landscape shall the highest point of the Lot | | |
| 51 | 6.6 | Signs: only name and address signs allowed | | |
| 52 | 6.7 | Fences: original ranch fences or other ACC approved fences allowed | | |
| 53 | 6.7.1 | Perimeter Fence: allowed around each Lot | | |
| 54 | 6.7.2 | Height of Fences, Walls and Hedges: 6' max except at gates (for support <20 length) | | |
| 55 | 6.7.2 | Height of Fences, Walls and Hedges: solid fences allowed | | |

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| 56 | 6.9 | Trees/Landscaping and Ground Maintenance: Blue grass or non-native grasses allowed in private landscape area only - ACC approved grass seed mix for reseeded of outside private landscape area only (drought resistant) | | |
| 57 | 6.9 | Trees/Landscaping and Ground Maintenance: areas disturbed during construction shall be reseeded | | |
| 58 | 6.12 | Satellite Dishes, Antenna, Solar Collectors: ACC approved only | | |
| 59 | 6.13 | Decks, and Patios: No metal or fiberglass awnings or covers | | |
| 60 | 6.15 | Air conditioning Units: Must be walled, encased, or landscaped to prevent unreasonable noise and exposure - no window units | | |
| 61 | 6.20 | Temporary and Other Structures: Moveable sheds or tool buildings allowed by ACC if <160 sq. ft. and not in Sensitive Zone - counts as one of the five allowed structures | | |
| 62 | 6.20 | Temporary and Other Structures: UBC approved living space only | | |
| 63 | 6.20 | Temporary and Other Structures: Temporary construction sheds removed <5 days after completion of work | | |