

Architectural Standards Bulletin for Highgrove Community
Yard Art and Outdoor Decorations
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Pursuant to its authority under the DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR HIGHGROVE SUBDIVISION dated and recorded September 30, 2005 in Book 2168 at Page 706 (as amended and supplemented, the “Declaration”), and the BYLAWS OF THE HIGHGROVE PROPERTY OWNERS ASSOCIATION, INC. (as amended and supplemented, the “Bylaws”).

1. **Authority.** Article V of the Declaration sets forth certain rights and responsibilities of the Architectural Committee, including without limitation, the authority to review proposed construction or alterations of Improvements by Owners on their Lots, the authority to promulgate and amend architectural standards for the community, and provides that the Architectural Committee shall have broad discretion with respect to matters of aesthetics, design, materials and related conditions for any Improvements.
2. **Purpose.** The Architectural Committee is issuing this interpretation to establish a set of uniform standards to promote a clear and comprehensive policy regarding the placement of yard art and outdoor decorations.
3. **Scope.** This interpretation applies to all yard art and outdoor decorations within Highgrove, **including the Common Area**. Nothing in this interpretation limits the authority or discretion of the Board under the Declaration.
4. **Standards.** All yard art and outdoor decorations including, but not limited to, birdbaths, fountains, sculptures, and statues shall be designed to complement the Lots within the Subdivision and be an integral part of the residence or landscape garden. All such decorations shall be in good taste, used sparingly, and shall not be offensive to other Owners. A written complaint by an Owner to the Association’s Management Group may be sufficient cause for removal of any decoration. Judgment of the decoration’s suitability shall be at the sole discretion of the Architectural Committee.
 - 4.1 Yard art constructed from plastic or similar low-grade materials is not allowed (plastic flamingos, flowers, etc.).
 - 4.2 Ornamental objects or statuary must be constructed from high-grade materials such as ceramic, metal or wood and must not exceed **24-inches** in height.
5. **Compliance.** Please note that if the yard art and outdoor decorations meet the standards outlined above, Owners do not have to submit an Architectural Request Form (ARF). Owners desiring yard art or outdoor decorations that do not meet these standards must submit an ARF to the Architectural Committee for approval including size, materials used and a photograph.

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ADOPTED this 14th day of June, 2012.

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Print Name: _____

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