

3.13.2 On post in the landscape. The homeowner is responsible for submitting an acceptable landscaping plan to help conceal the antennae. This is done through the design review process.

3.13.3 Satellite dish shall be painted the same color as the existing home or surrounding landscape.

3.14 **PLAY/SPORTS EQUIPMENT.** All play structures are required to be approved by the DRB for design and placement prior to installation. Wood structures are encouraged. Metal equipment is required to be of subtle coloring that causes the structure to blend into the surrounding environment. Paint and/ or stain color requires the approval of the DRB and shall be submitted at the time of plan submittal. Above ground trampolines are allowed with DRB approval prior to installation.

All play/sports equipment is to be placed so as to minimize the visual impact from neighboring properties or roadways. Screening of play/sports equipment may be required. Generally, play equipment shall be located in rear yards. Basketball backboards shall be located either on the Single-Family Detached Home or on a separate support minimizing visual impact. In each case, the color, size and location of basketball hoops, backboards and supports must be approved by the DRB prior to installation.

3.15 **CONSTRUCTION PERIOD REGULATIONS.** Owners and Contractors shall comply with the following regulations during the time that single family residences are under construction.

3.15.1 **Site Boundary Limits for River Residential 1 and River Residential 2 Lots.** The Contractor shall provide the DRB with a detailed plan of Construction Site boundary limits prior to construction. The plan shall include size and location for construction material, storage areas, limits of excavation, access areas, parking, chemical toilet location, temporary structures, dumpster, fire extinguisher, utility trenching and a construction sign. Access areas to lot as well as flow throughout the neighborhood shall be determined. Prior to the start of construction, Owner is responsible for the installation of a temporary construction fence on the perimeter boundary of the Lot or Construction Site (whichever is smaller). The perimeter fencing shall be constructed

out of materials approved by the DRB and shall serve the following purposes: (i) to reduce the construction impact on adjacent Lots, (ii) to catch loose debris that may otherwise blow around the construction site, (iii) to protect significant existing vegetation and (iv) to prevent inadvertent access by uninformed pedestrians. Failure to maintain the fencing during the construction period will result in a fine imposed by the DRB. No Construction materials shall be stored on the street.

- 3.15.2 Daily Construction Operation.** Working hours for each Construction Site shall be between 7:00 a.m. and 7:00 p.m. daily, Monday through Friday; 8:00 a.m. to 5:00 p.m., Saturday. Sunday with no noise producing activity pending DRB approval. Hours may be changed periodically as needed to accommodate residents.
- 3.15.3 Construction Vehicles and Parking.** All vehicles related to the construction of improvements will be parked so as not to inhibit traffic or damage surrounding natural landscape or adjoining property. Vehicles and equipment shall not be left on community roads overnight except when approved by the DRB and in compliance with current parking policy.
- 3.15.4 Housekeeping/Debris and Trash Removal.** Daily cleanup of the Construction Site is mandatory. All construction trash and debris shall be stored in a commercial container and emptied when full. Waste should not be visible over top edge of dumpster.
- 3.15.5 Chemical Toilets.** Chemical toilets shall be provided by the Contractor and placed in an approved location. All chemical toilets shall be confined to the street side of the lots, and will be kept as far from the curb as possible.
- 3.15.6 Mud/Dirt Containment Requirements.** Lot Owners and their Contractor are responsible to keep all construction traffic-related mud and dirt from migrating to community streets. In an effort to contain mud and dirt on the Lot, the driveway and all

other construction access points shall be graded and graveled in a manner acceptable to the DRB. All soil and debris flowing into the street(s) from the Construction Site shall be cleaned on a daily basis by Owner's contractors. Failure to contain construction related mud and dirt will result in fines imposed by the DRB.

3.15.7 **Dust, Noise and Odor.** Every effort shall be made by the Contractor to control dust, noise and odor emitted from a Construction Site. The Contractor will be responsible for watering or screening dust problem areas as well as controlling noise and offensive odors from the Lot.

3.15.8 **Fire Extinguishers.** The minimum number and type of fire extinguisher(s) required by the County shall be located on each Lot in a conspicuous location.

3.15.9 **Utilities.** Construction of utilities shall be carefully coordinated with existing site conditions so that minimal disturbance occurs. All utility trenches and ditches shall be properly compacted. All construction, including storage of excavated and backfill materials, shall respect all boundaries of areas to be preserved. Owners are responsible for any damage that may occur to utility lines, underdrain system, and irrigation system during the construction of their residences and will be charged for the cost to repair any such damage.

3.16 **EXCAVATION/GRADING.** Excess excavation material shall be removed from the Lot and shall not be placed in common areas, roads or other Lots (except as approved on a site-specific basis by the DRB). Excavation, except for utility trenching, shall be on the Owner's Lot only. Contractors are expressly prohibited, during backfill and final grading operations, from spreading excess debris or material over the remainder of the Lot without prior approval of the DRB.

3.17 **DRAINAGE.** A Lot grading and drainage plan will be submitted to the DRB during the plan review process. Disruption to existing drainage courses should be kept to a minimum. Where disruption or realignment must occur, reconstruction should occur in a naturalized manner to allow water to flow in a non-destructive