

Ridgeview at Sweetwater Hills Homeowner's Association, Inc.

Rules and Regulations

Signs

As a means of clarifying the directives in the Ridgeview RRC's about annoyances, nuisances or offensive activities, the HOA Board of Directors has adopted the following regulations restricting use, display and placement of signs in the Ridgeview neighborhood. The intent is to promote good will and harmony in our community and to minimize opportunities for discord.

1. One **For Sale** sign may be placed only on the listed property, not in a common area or on an adjacent property. This sign may not exceed 10 square feet in size.
2. **Open House** signs are permitted only on the day of the event. The maximum signage allowed is one sign at the subdivision entrance and a minimum number of directional signs limited to where needed within the subdivision.
3. **Political** signs are specifically **not allowed** in Ridgeview.
4. **Advertising** signs for selling goods or services are specifically **not allowed** in Ridgeview.
5. **Business** signs are **not allowed** in Ridgeview excepting construction of a new house where the general contractor may display one sign until a Certificate of Occupancy is issued.
6. **Graduation** signs may be displayed for a limited time not exceeding **one month**.
7. Lot Owners desiring to erect and display signs that are not described by the above categories shall first petition the Board of Directors for approval to do so.

Should the Board of Directors determine that any Lot Owner has failed or refused to properly discharge his/her obligations hereunder with respect to signs, the Ridgeview Homeowner's Association may remove and dispose of these signs. Any costs incurred by the HOA shall become an assessment on the Lot.

These Rules and Regulations supersede those previously approved by the Ridgeview Board of Directors for Real Estate Signage on August 12, 2009.

Approved by
Ridgeview HOA Board of Directors
September 8, 2020