

## Association Rules and Regulations

1. Garage and Estate Sales
  - Individual garage and/or lawn sales are strictly prohibited in Providence Landing.
  - The community may determine to hold a community-wide market sale for one weekend at most once per annum. Sixty percent of households currently living in Providence Landing must approve the market sale by vote at least one month prior to the intended date. Households must be informed by the Board in writing at least two weeks prior to the date of the vote.
  - Estate sales should be approved by the Board upon written request by a homeowner or next of kin.
  
2. Trash and Other Excess Materials
  - Trash cans must be stored out of sight of streets and neighboring properties.
  - Trash cans must not be placed on driveways, lawns, easements or streets before 6 p.m. the evening before pick-up and must be removed by 8 p.m. the day of pick-up.
  - No lumber, metals, bulk materials, refuse or trash may be kept, stored or allowed to accumulate on any lot or open space area.
  - Building materials may be stored on the premises during construction of a main residence or other building.
  
3. Cars, Recreational Vehicles, Boats, Trailers and Other Large Vehicles
  - No disabled or inoperable vehicles may be parked or stored in public view.
  - No boats, trailers or RVs may be parked on streets at any time.
  - Boats, trailers or RVs may be parked on a lot owner's driveway for no more than 48 hours to allow for the reasonable loading of and preparation for trips. Any routine abuse of this provision will warrant a review by the Community Association and a vote on its continuance.
  - Parking any vehicle on lawns, easements or open spaces is strictly prohibited.
  - Personal vehicles in good working order should be parked in garages or on driveways at all times.
  - The parking of lot owners' and/or their families' and friends' personal vehicles on streets within Providence Landing is permitted for periods less than one day, so long as the safe and orderly flow of traffic is not interrupted.
  - No other large vehicle is permitted on the streets or on the lots within Providence Landing at any time except for the construction of residences and other buildings or the development or maintenance of pools, wells, septic systems or other approved improvement projects.
  - Vehicles owned by utility companies are exempt from these provisions.
  
4. Fireworks, Firecrackers and Other Explosive or Incendiary Devices
  - The possession and use of fireworks and firecrackers, no matter their size or content, is strictly prohibited under any and all circumstances anywhere within Providence Landing.

- No other explosive or incendiary device, chemical, liquid or powder is permitted within Providence Landing at any time. Gasoline, propane and other reasonable power-generating fuels are exempt from this provision.
5. Noise and Use of Mechanical Equipment
- Lawnmowers, saws and other noise-making mechanical equipment shall not be operated before 7 a.m. any morning or after 9 p.m. any evening.
  - Generators may be operated outside these hours in the event of a power outage.
6. Animals
- Except in the Orchard, no farm animals will be permitted, including but not limited to cows, horses, and poultry.
7. Use of Park
- No tractors, automobiles, trucks or other large vehicles are permitted beyond the fence-line entrance of the Park, except for maintenance, grooming or repair work on the Park. Small recreational vehicles, such as golf carts and four-wheel ATVs, are permitted.
  - Open fires are prohibited except in designated fire or barbeque pits. Overnight camping is prohibited.
  - Neither Declarant nor the Association shall be responsible for any loss, damage, or injury to any person or property arising out of the authorized or unauthorized use of the Park. Each Owner and occupant of any Lot and each permitted guest or invitee of an Owner, as applicable, acknowledges and understands that the Association, its Board of Directors, Declarant or any successor declarant are not insurers and that each Owner and occupant of any Lot and each permitted guest or invitee of any Owner assumes all risk for loss or damage to persons or property, and further acknowledges that the Association, its Board of Directors, Declarant or any successor declarant have made no representations or warranties nor has any Owner, occupant, or permitted guest or invitee relied upon any representations or warranties, expressed or implied, as to the safety of the Park. ***Each Owner and occupant of any Lot and each permitted guest or invitee of an Owner hereby agrees to indemnify and hold harmless the Association, its Board of Directors, Declarant or any successor declarant for all loss or damage to persons or property in or around the Park.***