

## **Architectural Standards Guidelines**

### **6.4 FENCES: (Amended 7/14/2011)**

Vegetation landscaping is always the preferred method for screening utilities or objectionable sight elements; however, fences may be required to restrict entry to pools or serve as useful design elements to enhance a theme area, stand as a planting backdrop, provide privacy for outdoor spaces, reduce wind and provide sun "pockets" or identify and emphasize entries to patios. Fences must be a minimum of six (6") inches from all property lines. Fences within 10 feet of any property line as shown on all plats of record shall be subject to removal should the Association need to exercise its right to said easement (MDC Article 3, Section 8). Fences may be of wood or other typical fence material and must harmonize in character and color with the house and surrounding environs. Open fences (picket, rail, etc.) with a maximum height of four feet (4') must be used in all applications. Unless carefully designed and integrated with the character of the property, fences used for any purpose may themselves become objectionable. Therefore, fencing must be limited to the minimum height and area necessary to achieve its purpose and remain compatible with the environs. Likewise, gates and other features should be of compatible design and color. The fence should attempt to define and create space rather than be merely used as a property delineator. Stockade style fences, chain link fences and golf course netting are specifically prohibited. Fences running more than 50% of any property line are prohibited. No fences shall be permitted in front of the building. No fences shall be permitted in the rear of the building on lots bordering the Golf Course. These setback restrictions also apply to sections of fences. Corner lots may face additional restrictions.