

HORSESHOE RIDGE ESTATES HOMEOWNERS ASSOCIATION

General Rules and Regulations

1. The maintenance and repair of each Lot, including the landscaping as well as the interior and exterior of the residence, is the responsibility of the homeowner. The common area will be maintained by the HOA.
2. No commercial activity is permitted on the property.
3. All leases must be in writing with a term of no less than 6 months. All occupants will be subject to all the guidelines of the HOA.
4. No advertising signs or billboards shall be maintained or erected, unless written approval is granted.
5. A reasonable number of household pets will be permitted so long as they remain in control of the Lot Owner at all times. Any and all pet waste must be disposed of by the pet owner. Large animals may be kept on Lot, not to exceed one large animal per acre.
6. Any and all improvements, including, but not limited to residences, fences, garages, landscaping and outbuildings, are to be submitted to the Architectural Control Committee for review and final approval before construction commences.
7. No firearms are to be discharged on the property.
8. No lot is to be maintained as a dumping ground or storage area. Trash must be kept in sanitary containers.
9. No obnoxious, offensive or other activity which would constitute a public or private nuisance or annoyance to the neighborhood will be permitted.
10. Residences, fences and outbuildings are to be of subdued earth tones. All exterior walls are to contain at least 60% brick, stone or stucco.
11. No snowmobiles, ATV's, go-carts, motorcycles, or similar recreational vehicles are to be operated within the subdivision, except motorcycles may be used as transportation to public roads.

Owners are responsible for their tenant's actions.

For detailed explanation of these rules, please go to the HOA web site www.hpmgj.com (click on "HOAs", click on "Horseshoe Ridge", click on "Covenants, Conditions and Restrictions.")

To report a violation, please call Heritage Property Management at (970) 243-3186 or email info@hpmgj.com. Please provide specific information including address, description of violation and any other pertinent information. All violations will be verified by the Board of Directors before any action is taken.