

Sycamore Square Homeowners Rules and Regulations

1. Units shall be occupied and used as a single-family residence.
2. Noxious, illegal, or offensive activities shall not be conducted on any lot or on any part of the property. Activities which may become an annoyance or nuisance to, or in any way interfere with the quiet enjoyment of each owner.
3. No trailer, camper, mobile home, commercial vehicle, truck (other than a standard size pick-up truck), inoperable vehicle, boat or similar equipment shall be permitted to be stored on-site. Vehicles may be placed or maintained within garage or carport area. Variances may be permitted at the discretion of the Board.
4. Reality signs are permitted; provided that signs shall be of reasonable and customary size and displayed on the lot being sold. Signs within the common area are not permitted.
5. Ordinary household pets are permitted; dogs, cats, birds, etc. provided that they are kept under reasonable control at all times. The Board reserves the right to remove pets if their behavior becomes objectionable to the members of the association.
6. All rubbish, trash, and garbage shall be removed regularly. All equipment, garbage cans, woodpiles, storage piles shall be kept screened and concealed from view of other lots, streets and in common area.
7. Television antennas (satellite dishes) shall be permitted. The Board may require architectural application if visible from neighboring units and/or common area.
8. Owners may lease the unit as a single-family unit. Leases are required to be in writing, more than 30 days and submitted to management. Tenants are required to follow community rules and regulations, CC&Rs and other community documents.
9. No exterior clothes lines shall be erected or maintained outside. No clothing, laundry or other personal items are to be hung on front patios. No foil or darkening screens shall be placed on windows of the units nor shall the patio or yards used for storage purposes.
10. No power equipment, workshops or car maintenance shall be permitted without approval of the Board. Emergency repairs and/or repairs less than 1 day of work are permissible, if kept within the carport areas.
11. The owner of each lot shall be liable for damages to the common area caused by such owner, occupant, guest or invitee of or to his/her lot.
12. No owner shall install or replace air conditioning units without the prior written approval of the Board and/or committee. The Board shall have the right to approve or disapprove the size, shape, noise level and proposed location of the unit. The Board may require air conditioning units to be placed on wood supports, to maintain the roof coating.
13. Pest control is the responsibility of the owner.
14. Any changes or alterations to the exterior of the unit, shall require an architectural application and approval before work begins.
15. Owners are responsible for maintenance of patio area and back yards. Owners are shall keep areas free of debris, dead landscaping, and allow proper drainage of water.
16. Owners are to use available carport spaces for parking; guest spaces are limited in the community and may be used for guests and overflow parking. Owners, and tenants, are not to use guest parking on a daily basis.