

Cypress Lake Estates HOA

Architectural and Community Standards

As revised in July 2023

This document supersedes all previous versions of the architectural and community standards.

Exhibit "A"

The following are C.L.E. Board-approved rules that apply to any maintenance or repair which changes the exterior appearance of a dwelling or other parcel improvement as listed in the CLE documents. All exterior changes must be approved in advance by the Architectural Review Committee ("ARC"). The homeowner is responsible for obtaining the necessary permits from the Palm Beach County Building Department as part of the application process. Approval by the ARC or the Association's Board does not constitute a waiver of that responsibility. Further, the issuance of a permit by Palm Beach County does not mean the ARC approves your project, approval by the ARC is still required.

The following set of Rules shall replace in their entirety all prior Rules on the same subject. The following Rules are as of July 2023.

A. WINDOWS, DOORS, SCREENED ENCLOSURES, AND EXTERIORS.

1. Bright-finished or bright-plated (other than white) metal exterior doors, windows, window screens, louvers, exterior trim, or structural members shall not be permitted. Using bronze or white anodized aluminum to match the original trim is the preferred standard material.
2. All screening and screen enclosures shall be constructed to utilize bronze or white anodized aluminum.
3. Using reflective tinting or mirror finishes on windows is prohibited.
4. The installation of security bars on windows or doors is prohibited.
5. All screen enclosures must have a hip, gable, or mansard roof.
6. Glass paneled doors are permitted, subject to approval by the ARC.

B. SOLAR PANELS.

Solar water heating panels shall be reviewed on an individual basis in accordance with the current law. Approved solar panels must be installed to present the least obtrusive condition.

C. EXTERIOR MATERIALS AND COLORS

1. Exterior artificial, simulated, or imitation materials, such as stone or brick, may be considered if deemed in harmony with the surrounding architectural design.
2. The use of the following items is appropriate:
 - a) Stucco: similar in finishing and color as originally constructed.
 - b) Metals: factory-finished in durable anodized bronze or white aluminum.

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c) All colors must be approved in advance by the ARC. A two (2) foot square sample of the colors being submitted, which may include garage door and front door color, must be conspicuously painted on the front of the structure once the request for The modification form has been submitted. An approved paint pallet is available at the property management office. Please pick it up and make a color selection. After the color selection is made, complete the Architectural Review Committee Request Form and indicate on the form the two (2) color numbers selected from the palette book. Please specify which color is the body and which is the trim. The Garage door and front door color must be included on the form. The garage door must be painted an approved color that coordinates with the house and trim color. A failure to follow the guidelines may result in a resident repainting the home to an approved color. Roof painting, elastomeric style roof coating, or other coatings are prohibited. Clear seal on the tile is permitted.

d) Faux wood paint finishes are not permitted on garage doors.

e) If your home shares a portion of the perimeter wall, it must be painted the same color as the common area section is painted. ARC approval is required.

D. ROOFS

1. Roof colors shall be an integral part of the exterior color scheme of the building. Mortar joints, vent stacks, and objects sticking out from the roof must match the roof tile color. The ARC shall approve roof colors to ensure it complies with the community's current color standards.
2. No change in color (refer to section B) or existing roofing material shall be permitted without the approval of the ARC Roofing material must be Cement Tile, Clay Tile, or Metal. Metal roofs installed shall be Metal Tile designs that match existing community roof standards. Roof designs and materials such as wood shake, asphalt, fiberglass shingles, metal panels, Key West roofs, insulated metal roofs, or other designs or materials not listed are not permitted.
3. Roof shapes, styles, designs, and materials shall match the existing roof. Flat roofs are prohibited except as described in paragraph "4" below. All roof pitches shall be a minimum of 5:12 ratio.
4. Flat deck first-floor patio roofs, which also serve as second-floor balconies, may be approved by the ARC The second-story balcony must be accessible from a second-story door and have a continuous railing at its perimeter. The first-floor roof structure/second-story floor must match as close as possible the existing house roof in materials and design. Detailed plans to scale, in final form for Palm Beach County permitting (showing all elevations), and specifications must be submitted for approval to the ARC.

E. GARAGES, DRIVEWAYS, WALKWAYS, AND EXTERIOR LIGHTING

1. The ARC must approve any change from the existing garage door (including a color change). See Section C for approval procedures.
2. Circular driveways may be requested where the driveway enters and exits on the same street and the property has sufficient area for landscaping.

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- a. No curbside parking areas may be created by extending any portion of the street pavement or curbing.
 - b. All proposed exterior lighting shall be detailed on the ARC request form. No exterior lighting shall be permitted, which, in the opinion of the ARC, would create a nuisance to the adjoining property owners at the sole discretion of the ARC and the Board of Directors.
 - c. Holiday lighting must be removed within three (3) weeks after the holiday has ended.
 - d. Driveways and walkways shall be constructed of a hard-impervious material such as concrete, brick, pavers, or stamped concrete and must be approved by the ARC.
 - e. Driveway coatings may be permitted only after ARC review and approval.
 - f. Driveway coatings must stop at the sidewalk and not extend to the apron.
3. Driveway aprons must be concrete and may not be widened without the approval of the ARC.
 4. The ARC must approve any proposed walkway before installation, including concrete walkways, or paver bricks.
 5. All roofs, driveways, and sidewalks shall be clean and mildew-free.

F. HURRICANE PANELS, AWNINGS, AND SHUTTERS

1. Folding and colonial shutters will be permitted subject to ARC approval. Bahamas shutters, metal fold-down awnings, and canopies do not meet the standards of the community with respect to conformity and harmony of external design and shall not be permitted or affixed to the exterior of any residence. Canvas or vinyl awnings may be approved after ARC reviews colors and design drawings. They can only be installed at the rear of the residence.
2. Panels, awnings, or shutters may not be installed for security purposes.
3. Temporary panels, awnings, or shutters.
 - a. Temporary metal, plastic, polycarbonate, wood panels, shutters, or awnings may be used or installed only to protect structures during severe weather conditions.
 - b. Temporary panels, shutters, or awnings shall not be stored on the residence's exterior and cannot be used for longer than two weeks at any one time unless the ARC grants permission.
 - c. Top and bottom channels used for installation of temporary panels must be removed when panels are not in place or painted to match the color of the surface they are permanently affixed to.
4. Permanently installed panels, awnings, or shutters:
 - a. The ARC must approve all permanently installed shutters before installation.

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b. Mechanical shutters, including top channel and sidetracks, must be color coordinated with the house colors. The ARC must approve colors.

G. LANDSCAPING.

1. The ARC has final approval for all noticeable (in the sole opinion of the ARC) landscaping changes.

a. Decorative objects such as fountains, statues, gazebos, birdbaths, sculptures, or other landscape items must receive prior ARC approval before installation.

b. Any unapproved changes deemed inharmonious, discordant, and/or incongruous to the CLE Community constitute a violation and fall under the authority of the ARC and PBC codes and may be required to be changed or removed.

c. If proposed landscaping changes are submitted for approval, the proposed landscaping must be shown on a scaled survey, which includes the house, all concrete surfaces, and existing landscaping.

3. No landscaping may be planted within any lake maintenance easement, water management tract or utility easement.

4. Each parcel must maintain at least a minimum of landscaping which is a sufficient mix of trees and shrubbery as determined by the PBC Landscape code.

5. All lots and easements on privately owned property must be mowed, watered, and properly maintained.

H. HEDGES.

a. Palm Beach County landscape codes and CLE documents shall apply to all parcel owners. Palm Beach County landscape codes govern the hedge height of each parcel. The parcel owners of lots 64-130 inclusive are responsible for maintaining their hedges as referenced in the CLE Declaration of Covenants.

b. The HOA currently trims the top and outside of specific perimeter hedges to maintain the proper hedge height and esthetics of the community.

c. Hedges at the rear of lots 54 and 55 will be 6 feet tall. The HOA will trim the top and the front side facing Talbot Blvd.

d. Hedges located in the front and side yard of Lot 131 at Lyons Road, resident entrance gate shall be maintained by the parcel owner. The HOA will trim the top and front side facing Wokker Drive.

I. FENCES.

Various fence styles may be allowed in CLE, subject to the ARC. The fence styles considered appropriate are:

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Picket style (PVC or aluminum)
Stockade style (Any color approved by the ARC.)
Chain Link. (green or black)
Black picket fence.

General Conditions:

- a. Maximum height of six (6) feet.
- b. Only picket-style fences will be allowed on lakeside lots.
- c. No fencing shall be placed in any maintenance easement. No fencing shall be installed on any utility or preserve easements. Property owners will be responsible for the cost and removal of any items in the easement.
- d. Fencing of the front yard is not permitted. No fence can extend past the front corners of the house.
- e. Only the fence styles listed in section H can be used. Chicken fences, farm fences, and any other similar type of fencing cannot be used for any purpose.
- f. Fences must have the 4x4 posts facing the inside of the property.

Picket-style fences, PVC, wrought iron, and aluminum fences in white, black, or bronze may be allowed subject to ARC approval and the following condition: Maximum height of six (6) feet.

Stockade style fences:

- a. No new wooden stockade-style fences will be approved due to the poor past maintenance record.
- b. All existing wooden fences must be sealed or painted. If a colorant is added to the sealer or a colored sealer or paint is used, prior approval from the ARC is required. Fences must be maintained periodically.
- c. Existing wood fences must be well maintained or removed and replaced as defined in section (I).
- d. shrubbery with sufficient height and fullness shall be immediately placed outside the fence (not gates) to conceal it from view on sides visible from roadways completely. Newly planted shrubbery shall be no less than 50% of the height of the fence.
- e. Stockade fences may not be used on corner lots or lakefront lots.

Chain-Link style fence:

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- a. Must be an all-black or green (vinyl-coated wire with black or green posts and rails) installation.
- b. shrubbery with sufficient height and fullness shall be immediately placed on the outside of the fence (not gates) to completely conceal it from view on sides visible from roadways. Newly planted shrubbery shall be no less than 50% of the height of the fence.
- c. Chain link fences cannot be installed on lakefront lots' side or rear lot lines.
- d. Only chain Link fences can be installed in buffers located on parcels 64-130 inclusive.

Lakefront lots are limited to picket-style fencing in white, black, or bronze PVC or white or bronze aluminum. Picket-style fences are used on the side and rear lot lines to minimize the obstruction of neighboring water views. No shrubbery will be allowed to conceal the fence to minimize the obstruction of neighboring water views.

J. BASKETBALL HOOPS

1. Permanent basketball hoops are not allowed.
2. Temporary basketball hoops must always be placed behind the sidewalk facing the driveway. They must not obstruct vehicular or pedestrian traffic.
3. Lights for night basketball play will not be permitted.

K. SWIMMING POOLS, SPAS, AND HOT TUBS.

1. Proposed pool, decking, screen enclosure, and landscaping plans with a survey to scale must be submitted to the ARC for review.
2. Above-ground swimming pools are not allowed.
3. Swimming pools shall not be permitted on the street side of the residence without the approval of the A.R.C.
4. No decking, screening, or landscaping may be installed on any portion of the lake maintenance easement.
5. All pool equipment and heaters must be screened from view with landscaping from adjacent properties and roadways.
6. Spas or hot tubs will only be permitted when their placement does not interfere with the neighboring homes and will not create a nuisance. It is recommended that with the application for approval to the ARC, comments from neighbors be included. Any pool, spa, or hot tub permitted must also conform to all local zoning ordinances regarding this type of installation.

L. AIR CONDITIONERS, GARBAGE, AND TRASH CONTAINERS.

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1. Window and/or wall air conditioning units shall not be permitted.
2. All air conditioning and condensing equipment must be screened from the view of roadways and neighbors.
3. All garbage and trash containers shall be placed in an enclosed or landscaped area as approved by the ARC so as not to be seen from the street or adjacent properties except on days of garbage pickup. Open storage of refuse is prohibited.
4. On the days of scheduled garbage/trash pickup, such refuse shall be in sturdy trash containers or plastic bags and placed near the roadway.

M. PALM BEACH COUNTY NEW CURBSIDE COLLECTION POLICY.

Effective 10-01-19, Palm Beach County will change its collection policy. All residents will receive a new 95-gallon cart serviced by specialized trucks equipped with cart tipping equipment.

The cart will be delivered to all unincorporated Palm Beach County homes in September.

1. All garbage must be placed inside the cart to be collected.
2. Garbage collection will be provided two (2) days per week.
3. Customers will receive a 95-gallon cart.
4. Some residents may find they need a second cart. Those residents can purchase a second cart at a one-time cost of \$65. The resident will not incur any additional collection or disposal charges, and the hauler will be fully responsible for the repair and/or replacement of the cart.
5. Detailed cart and collection guidelines will be attached to your new cart for your review.

Bulk Service. Will be provided one day per week and limited to no more than three (3) items.

1. Bulk items include appliances, furniture, and other large household items that do not fit in your cart.
2. Bulk service will be provided on one (1) of your regular collection days.
3. Some residents may have more than three (3) items. Contact SWA Customer Service at (561) 697-2700 for an estimate to have the additional items removed.

Debris from minor home repairs, called construction and demolition debris or C&D, will be limited to two (2) cubic yards per week. Large piles of trimmings or trash may require a special pickup. Contact SWA for information.

1. C&D will be collected on your scheduled bulk service day.
2. C&D must be contained in cans or plastic bags weighing less than fifty (50) pounds.

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3. Containerized C&D material exceeding two (2) cubic yards will be tagged and not removed.

New residential yard waste curbside collection guidelines.

Debris, other than palm fronds and tree branches, such as leaves, tree and hedge trimmings, pine needles, etc., should be containerized, preferably in a garbage can, paper lawn and refuse bags, or plastic bags.

Tree branches and palm fronds should be neatly stacked in a pile that does not exceed six (6) cubic yards.

The yard waste collection limit continues to be six (6) cubic yards per week, but under the new collection contract, the hauler will no longer be servicing piles that exceed this limit. Residents are encouraged to place no more than six (6) cubic yards per week at the curb. Tree branches placed at the curb must be cut into pieces that are no more than six (6) feet long and weigh no more than fifty (50) pounds each to facilitate manual loading. Palm fronds can be any length.

Piles that exceed this size will be tagged and photographed, and the information will be forwarded to the SWA's Customer Service Department. It will be the customer's responsibility to arrange for the removal of the pile by either contacting the SWA Customer Service Department or making other arrangements to remove the pile.

New Yard Waste Ordinance

Palm Beach County ordinance states that yard waste piles that exceed the maximum six (6) cubic yard weekly limit or those that are non-conforming to the previously listed regulations will have no portion of the pile services, and the property owner will be responsible for its removal. Such piles will be tagged and must be removed within 30 days of the original tag to avoid further action or financial penalties.

N. ANTENNAS, SATELLITE DISHES, FLAGPOLES, SIGNS, AND MAILBOXES

1. No exterior television antennas, radio masts, towers, poles, antennas, or aerials may be erected. Satellite dishes may be permitted not to exceed eighteen (18) inches in diameter. Placement and landscape buffering requirements must be determined by the ARC as a condition of approval for satellite dishes.

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2. A single flagpole 20 feet high may be used to display one (1) portable American flag or Florida State Flag and one (1) portable flag representing the United States Army, Navy, Air Force, Marine Corps, Space Force, Coast Guard, or a POW-MIA flag is permitted. ARC approval of size, placement, and design is required. No flagpole shall be used as an antenna. Flags' dimensions shall not exceed four and a half (4.5') feet by six (6') feet.

3. No signs of any type shall be erected or displayed on any Lot without the written permission of the ARC. The ARC may place conditions as to the form, size, color, content, time of placement, and location of any sign that is approved for placement. No sign shall be nailed or attached to a tree. Banners are not permitted. "Open House" signs are allowed if placed on the scheduled day of the event and removed immediately after the event is concluded. For sale signs can only be displayed for 30 days, sign placement shall be at the front edge of the house. A limited number of signs will be permitted on a roadway and subject to ARC approval. Rental signs are prohibited. For Sale or Rental signs are prohibited at the entranceways to the development.

4. Mailboxes have been designed and installed by the Builder. The ARC will not approve modifications to the originally installed mailbox. By regulating the style of mailbox units, the ARC hopes to reduce the visual impact created by random design. Mail Boxes may be purchased by calling the property manager.

O. ACCESSORY STRUCTURES, PLAY EQUIPMENT, AND DECORATIVE OBJECTS

1. No structure of a temporary character shall be permitted or used on a Parcel at any time.
2. All playground equipment or playhouses shall be placed to the rear of the property and only with the approval of the ARC. Location on the Lot and screening requirements may be a condition of ARC approval.
3. Decorative objects such as fountains, statues, gazebos, birdbaths, sculptures, or other landscape items must receive prior ARC approval before installation.
4. No clothes, linens, or the like shall be hung on clotheslines or in any other manner outside of a

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dwelling such that the same is visible from any street or lake. Please refer to the Clean Energy Act for more information.

5. No permanent or temporary utility storage shed /structure/building will be permitted without the approval of the ARC. The maximum size to be considered will be 10ft X 8ft x 7 in height. The placement must not affect neighboring properties.

P. ATTIC VENTILATORS, SKYLIGHTS, GUTTERS, AND DOWNSPOUTS.

1. Attic ventilators, skylights, or other apparatus requiring penetration of the roof should be as small in size as functionally possible and should be painted to match the roof color. They should be located generally on the least visible side of the roof and not extend above the ridgeline. Approval of any ventilators must be obtained from the ARC before installation.

2. Gutters and downspouts must be white or match the trim on the house and be as inconspicuous as possible. Run-off must not adversely affect the drainage on adjacent properties. All gutters and downspouts must have the approval of the ARC before installation.

Q. PATIO, DECKS, AND PATIO ENCLOSURES.

1. A patio enclosure is an extension of the home and significantly impacts its appearance. All enclosures should be designed to conform to the contours of the house color, and materials should be compatible with the existing home and surrounding homes. All patio enclosures must have ARC approval before the commencement of construction.

2. The roof of the patio enclosure should conform to the home's roof as closely as possible. Insulated and/or metal roofs will be permitted.

3. The ARC must approve all patios, patio slabs, decks, and courtyards before installation.

R. PERMANENT BARBECUES

1. Permanent barbecues may be permitted but should not be a dominant feature on the landscape

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and should be located so they will blend as much as possible with the surrounding area. Supplemental planting should be provided to soften the visual impact of the barbecue, particularly when little or no natural background or screening is available.

S. MAJOR EXTERIOR ALTERATIONS

1. The design of major alterations should be compatible in scale, materials, and color with the applicant's house and adjacent houses. Full architectural plans (by a Florida licensed architect) must be submitted to the ARC with the Request for Modification form and must receive ARC approval before the commencement of the alterations.
2. The location of major alterations should not impair the views or amount of sunlight and natural ventilation on adjacent Parcels.
3. Roof material, color, and pitch should match the type used in the applicant's house.
4. New windows and doors should match the type and style used in the applicant's house and should be located in a manner that will relate well with the location of exterior openings in the existing house.
5. If changes in grade or other conditions, which will affect drainage, are anticipated, they must be indicated. Generally, approval will be denied if adjoining properties are adversely affected by changes in drainage.
6. Construction materials should be stored so that impairment of views from neighboring properties is minimized. Excess material and debris should be immediately removed after the completion of construction.
7. The homeowner will provide notice to the adjacent property owners. This notice shall include the proposed date, time, and location of the next ACC meeting, and a copy of the notice must be submitted with the Request for Modification.

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T. NOISE RESTRICTIONS & NUISANCE

To prevent a disturbance to the quality of life within the CLE family community, the following restrictions have been approved by the Board of Directors governing noise and nuisance as defined in the CLE documents page 24 section 9, Nuisance:

1. Construction noise, such as the operation of power tools and the running of construction related machinery is allowed Monday through Saturday during the hours of 8:00 am and 6:30 pm US ET and Sunday during the hours of 9:00 am and 5:00 pm US ET.
2. Yard maintenance and landscaping noise, such as the operation of lawnmowers, edgers, trimmers and leaf blowers are allowed Monday through Saturday during the hours of 8:00 am and 6:30 pm US ET and Sunday during the hours of 9:00 am and 5:00 pm US ET. During Daylight Savings Time these restrictions are extended by one (1) hour, i.e. Monday through Saturday 8:00 am to 7:30 pm US ET and Sundays 9:00 am to 6:00 pm US ET.
3. Reasonable noise levels (normal conversation, background music) from private gatherings on Friday or Saturday and or holiday weekend nights may not extend beyond 11:00 PM US ET. Reasonable noise levels from private gatherings any other night may not extend beyond 9:00 PM US ET

U. PARKING AND VEHICLE MAINTENANCE

1. Boats, trailers, campers, and recreational vehicles are prohibited from being parked in the Temporary Overflow Parking area but may be parked on a member's driveway for a maximum of 48 hours. Per County Code: boats, trailers, campers, and other such vehicles cannot be stored between the street and the housing structure.
2. No vehicles used in business for the purposes of transporting goods, equipment, and the like or any trucks or vans which are larger than ½ ton capacity shall be parked on any portion of the community overnight unless garaged.
3. All vehicles of any kind, including motor scooters, motorbikes, or motorcycles, are prohibited from parking on the roads or grassed areas within the community (including all private roads, right-of-ways, and private lawns). Vehicles making deliveries of goods or services may park temporarily on roadways or designated areas in the community while delivering goods or services.

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4. Temporary Overflow Parking is available adjacent to the tennis courts and is open for use by all homeowners and their guests. Vehicles may not be parked in the Overflow area for more than 48 consecutive hours in a 7-day period without prior approval from the Association, which is at its sole and absolute discretion. Please contact the property manager to make a request.

5. No vehicles used in business for the purposes of transporting goods, equipment and the like or any trucks or vans which are larger than three-quarters (3/4) ton capacity shall be parked on any portion of the community from 7:00 pm to 7:00 am unless garaged. Signs or commercial lettering on any vehicles is not permitted. Police and Fire vehicles are excluded.

6. Vehicle repairs, rebuilding, and maintenance shall not be allowed outside the confines of a garage. No commercial vehicle repair, rebuilding or maintenance shall be allowed.

V. LAKES

The following Rules and Regulations apply to the lakes located within the CYPRESS LAKE ESTATES Community:

1. Swimming is strictly prohibited.

2. The use of gasoline motors is strictly prohibited. Electric motors not larger than three (3) horsepower are permitted.

3. Sailboats, rowboats, and other boats without engines or motors are permitted. However, boats of any kind may not be placed or stored on any Lot Parcel unless fully enclosed and stored within a garage upon a Parcel. Anchored or bank storage of watercraft or furniture for other than occasional short periods when immediate reuse is obvious is not permitted.

4. All lakeside parcels have twenty (20) foot easements from where the homeowner's property line ends that may not be infringed upon, no structures or plantings may be placed within the easement.

5. Do not release ducks, animals, or vegetation into the lake. Removal will be at the parcel owner's

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expense.

W. DOCKS

Docks, ramps, or floats are prohibited in any of the water bodies or lake banks within the CYPRESS LAKE ESTATES Community. Any permanent disturbance to the existing natural shoreline is not permitted.

X. ROADWAYS

All Florida State Statutes pertaining to the operation, licensing, and use of any motor vehicles on streets or roadways apply to the roadways and Common Areas within CYPRESS LAKE ESTATES. Off-road vehicles, such as ATVs, must be stored in closed garages and may not be operated (driven) on the roadways or Common Areas of the community.

Y. GAZEBOS, TIKI HUTS, AND OTHER PATIO OPEN-WALLED SHELTERS

Gazebos, Tiki Huts, and other open-walled shelters must have ARC approval to adopt the following guidelines about the installation, operation, and maintenance of these shelters

1. Detached screened rooms or tent-type structures remain undesirable and shall remain prohibited.

2. Other types of shade-producing open-sided structures may be permitted under the following criteria:
 - a. Placement shall be in rear yards only and shall be located where it will have the least impact on surrounding properties.

 - b. Required structural lot line setbacks shall not be violated.

 - c. Centering directly behind the existing structure (house) shall be preferred. However, additional landscaping to mitigate visual impacts can be used at the discretion of the ARC, subject to BOD. Approval.

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d. Lakeside home sites will not be permitted to install any style Tiki huts, Pergolas or Gazebos. Canvas-topped shade structures are allowed within the confines of a screen enclosure or pool-type deck area only. Structures shall not have a negative appearance or affect the appearance of adjacent parcels. The ARC must approve canvas colors.

e. As a condition of approval, owners agree that they will be responsible for maintaining these types of structures and promptly remove or replace them within 15 calendar days from being notified by the ARC of a violation in maintaining the structure.

f. No lighting that extends beyond the supporting home sites property lines shall be permitted on, by, or near the structure.

g. Minimum structural requirements as defined in the current PBC. Building Codes or other applicable government agencies shall be complied with.

Z. GENERATORS

Whole house generator pertaining to the installation, operation, and maintenance of these generators:

1. In addition to the ARC Request for Modification Application, the following documents must be submitted for the request to be considered:
 - a. Scaled survey with the proposed location of the generator and storage tank as well as the fuel type.
 - b. Manufacturer's information and specifications.
 - c. landscaping details to accomplish the required screening.
 - d. A landscaping restoration statement or agreement stating that if the unit is removed, the homeowner is responsible for restoring all landscaping damaged during the removal of any part of the unit or fuel tank.
2. Setbacks:
 - a. Must be installed a minimum of 4 feet back from the front of the home.
 - b. Must meet or exceed all County building codes.
3. Screening:
 - a. Units must be screened from view from the street and adjacent properties and driveways.

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b. screening can be a combination of fencing and hedges or hedges only

4. Noise:

a. unit must be maintained to operate within the manufacturer's specifications.

b. Portable and whole house generator testing by automatic or manual application shall only be performed Monday through Saturday during the hours of 8:00 am to 6:00 pm US ET and Sunday from 9:00 am to 6:00 pm US ET.

5. Fuel:

a. All fuel (liquid petroleum gas, diesel, kerosene, or gasoline) must be kept in federally approved containers and meet applicable Florida law and Palm Beach County Ordinances.

b. All fuel tanks connected to whole house generators must be installed underground, certified, and installed as required by state and county fire and building codes. Tank size must meet PBC residential code requirements. Tank size must be based on the dimensions of the LOT and cannot infringe on adjacent property. No above-ground tanks are permitted for any purpose.