



“ARC Criteria”

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I. INTRODUCTION

The “*Wilderness Lake Preserve Design Criteria and Development Policy Standards*” hereinafter known as the “ARC Criteria” is intended to assure each Owner that the “Wilderness Lake Preserve” will be developed, constructed, maintained, and improved as a community of quality homes and buildings that are of tasteful and aesthetically pleasing architectural design.

The Architectural Review Committee also known as the “ARC” shall ensure the use of long-lasting materials combined with high-construction standards that are harmonious with surrounding structures and topography. The ARC shall also ensure that landscaping and other site improvements are consistent with the aesthetic characteristics of the “Wilderness Lake Preserve” as a whole.

The Declaration of Covenants, Conditions and Restrictions for the “WILDERNESS LAKE PRESERVE HOMEOWNERS’ ASSOCIATION, INC.”, as amended from time to time and known as the “Declaration” establishes an ARC. The ARC’s function is to review and Approve, Conditionally Approve or Disapprove plans for any proposed construction or alteration within the “Wilderness Lake Preserve.”

The ARC shall be the committee responsible for approving all new construction and modifications as defined in the Declaration. The ARC’s approval powers govern the aesthetic impact of design, construction and development including the architectural style, colors, textures, materials, landscaping, and their overall impact on surrounding areas and other aesthetic matters.

While ensuring compliance with the Declaration, it is not the intent of the ARC to impose a uniform appearance within the Wilderness Lake Preserve nor is it to discourage creativity on behalf of the Owners. The ARC’s intent is to promote and ensure that all improvements are aesthetically compatible with each other and that they incorporate a unique yet pleasing and discriminating character. All improvements and construction are to be made in order to guarantee a community of quality and permanency. The Declaration also authorizes the ARC to adopt and amend the ARC Criteria when they deem it necessary.

The ARC Criteria does not include all building use and other rules, regulations, covenants, and deed restrictions associated with the “Wilderness Lake Preserve.” Accordingly, all Owners should familiarize themselves with the provisions of the “Declaration” and other applicable rules, regulations, covenants, and deed restrictions.

The Approval of an ARC Application only means that the Association has approved the requested improvement or alteration. Owners are still required to ensure that all improvements or alterations comply with all federal, state, local and other governmental laws, statutes, ordinances, rules, regulations or other governmental requirements. Regardless of approval by the ARC, if an improvement or alteration fails to comply with any laws, statutes, ordinances, rules, regulations or other governmental requirements, the Association may require removal of the alteration or improvement be removed, restored or modified.

II. REVIEW PROCESS AND GENERAL INFORMATION

A. GENERAL:

No Owner shall make any alteration to the exterior of their Lot or Residential Unit without first submitting an Alteration Application to the ARC and obtaining approval for such application in writing from the ARC, provided, however, that the items specifically set forth in Section II(D) hereof do not require prior approval from the ARC. The ARC review process begins with the submittal of the application by an Owner that leads to an ARC review with the results being: Approved, Conditionally Approved or Disapproved. A final inspection of the improvements may take place once the “Notice of Completion” has been received by the property manager and ARC.

A thorough and timely submission of information as well as adherence to the Association’s Governing Documents and all criteria set forth herein will prevent delays and minimize frustration. Questions concerning the interpretation of any matter set forth in the ARC Criteria should be directed to the Chairman of the ARC.

All required ARC “Alteration Application”, “Request for Exterior House Painting” and “Notice of Completion” forms are available from the Management Company, the Association, and WLP CDD’s website and shall be used as the Owner’s record of submission and the ARC’s response. All backup detail and additional information must be submitted with the application form through the Association’s management company, by mail, electronic transmission or by other means of communication as designated by the management company.

B. ARC APPLICATION APPROVAL:

Pursuant to the Declaration of Covenants, Conditions and Restrictions of Wilderness Lake Preserve, **the application process may take up to forty-five (45) days or less**. Please plan accordingly. There shall NOT be any construction of buildings or structural improvements, landscaping, site improvements or any alterations, or additions to any existing structure made on any property until the plans and specifications showing the proposed design, nature, kind, shape, size, color, material, and location of same have been submitted and formally approved by the ARC. Owners requesting ARC Approval shall submit sufficient exhibits to demonstrate compliance with standards and requirements of the Association’s Governing Documents and the ARC Criteria. **Following written approval from the ARC, work must commence within six (6) months from date of Approval, or the Approval is void**. If Application Approval is granted subject to conditions, the conditions shall be satisfied during construction or Approval shall be void.

C. NEW HOME CONSTRUCTION:

Submittals for ARC Approval of any new home construction shall minimally include four (4) sets of the following and shall be designed by a Registered Architect or a Licensed Engineer:

Site Plan at a minimum scale of “1 inch = 20 feet” (1” = 20’) showing:

A clearing and grading scheme with proposed and existing land contours, grades and flow of the site drainage system. The location and size of any trees having a diameter of three (3) inches or more proposed to be removed from the site. The dimensions and locations of all buildings, access drives, parking, utilities i.e., water, power, telephone, cable, etc. and street pavement location and all other proposed improvements to the site.

Landscape and Irrigation Plans at a minimum scale of “1 inch = 20 feet” (1” = 20’) showing:

1. The size, type, and location of existing and proposed tree locations; the location of all planting areas including existing plant materials incorporated into the plan. The species and size of all vegetation at the time of planting and an irrigation plan including the source of water supply. Landscape and Irrigation Plans need not be submitted simultaneously.
2. Plans at a minimum scale of “one eighth of an inch = one foot” (1/8" = 1') for all floors, cross sections and elevations including projections and wing walls. The floor plans should also show total square feet of air-conditioned living area.
3. Plans, elevations, types of materials and other information associated with any other site improvement or ornamentation. This includes mailboxes, exterior lighting, walls, fencing, screening, patios, decks, pools, and porches.
4. Samples and color chips of all exterior finishes and materials to be incorporated into the plan.
5. Such other information, data and drawings as may be reasonably requested by the ARC.

If the ARC fails to approve, conditionally approve, or disapprove such plans and specifications within forty-five (45) days after the date of a complete submission, then said plans shall be deemed approved. In the event of a disapproval, the Owner may resubmit revised plans and specifications within thirty (30) days after disapproval. If the ARC fails to approve, conditionally approve or disapprove resubmittal within forty-five (45) days of a complete submission, said plans shall be deemed approved. Notwithstanding this automatic approval, no building or other structure that violates any provision of the Declaration or the ARC Criteria or any zoning or building ordinance shall be erected or allowed to remain.

After the initial new home construction is complete if an Owner desires ARC Approval for an alteration or addition, sufficient information shall be submitted to the ARC to allow it to fully understand the proposed alteration or addition. Such information could be as simple as a letter with a material sample or picture, or as complex as the above-stated submittals. If information or documentation initially submitted is insufficient for the ARC to make a determination, the ARC may request additional information or documentation. An application shall not be deemed complete until the ARC receives all information or documentation requested.

The ARC may require a rough stakeout of the proposed new home construction or major alteration or addition prior to rendering its Approval on any matter.

D. ARC APPROVAL IS “NOT” NECESSARY FOR THE FOLLOWING:

All references in this paragraph to “identical” shall mean that such item shall be replaced with an item that is identical in all respects to the existing item (e.g., the identical style, texture, size, color, type, etc.).

1. SCREENING

Replace screening with standard (e.g., Florida Glass, Pet Screen, etc.) screening materials.

2. EXTERIOR DOORS

Replace doors with identical exterior doors.

3. MAILBOXES

Replace mailboxes with those meeting the community’s current standard design.

4. **HOUSE NUMBERS**

All homes must maintain identifying house numbers. The numbers must be located above, beside or around the garage area of the home. The numbers must be 4 inches in height and black in color.

5. **TREE TRIMMING**

Any tree located on an Owner's property or on the right-of-way which overhangs the street shall have a minimum clearance of 14 feet, or as directed by Florida Law. Trees overhanging sidewalks shall have a minimum sidewalk clearance of 8 feet. The Owner shall be responsible for such maintenance and for compliance with applicable regulations and ordinances.

6. **ANTENNAS**

Installation of an antenna designed to receive direct broadcast satellite services, video programming services via multipoint distribution services.

7. **LAWN REPLACEMENT**

Replace front and/or side lawns with either St. Augustine ("Floritam", "Palmetto", "Bitter Blue") or Zoysia as previously approved by the ARC.

8. **HOLIDAY LIGHTS**

The installation of Holiday Lights does not require the approval of the ARC, provided, however, that such installation shall comply with the terms of Section III(S) as outlined herein.

E. **INSPECTION:**

Owners are forewarned that the Declaration has granted the ARC and the Board of Directors of the Wilderness Lake Preserve Homeowners' Association, Inc., broad discretionary powers regarding the remedy or removal of any non-complying improvement constructed within Wilderness Lake Preserve. If any improvement or alteration is not in substantial compliance with the submittals that received Plan Approval, the Board of Directors of the Wilderness Lake Preserve Homeowners' Association, Inc. or the ARC may require its removal or remedy the non-complying improvement and charge the cost of doing so to the Owner as an Individual Assessment.

F. **APPEAL:**

If an application for Plan Approval has been denied; or if an approval is subject to conditions which an Owner feels are harsh or unwarranted, or if there are disputes to any other matter related to actions of the ARC, the Owner may request a hearing before the ARC. At the hearing, the Owner will be allowed to present his or her position on the matter and make requests or recommendations as to an alternative action. Within ten (10) days after the hearing, the ARC will review the information presented and notify the Owner of its final decision on the hearing. Pursuant to the Declaration, the decision of the ARC regarding the matter may be appealed to the Board of Directors within thirty (30) days of the ARC's decision.

G. ADMINISTRATIVE FEES AND COMPENSATION:

As a means of defraying its expense, the ARC may institute and require a reasonable Application fee to accompany the submission of the preliminary plans and specifications. No additional fee shall be required for resubmissions or for Florida friendly landscaping applications. No member of the ARC shall be entitled to any compensation for services performed on behalf of the ARC. In addition, if special architectural or other professional review is required of any particular improvement, the applicant shall be responsible for reimbursing the ARC for the cost of such review.

H. CONSTRUCTION BY OWNERS:

The following provisions govern construction activities by Owners after consent of the ARC has been obtained:

1. REQUIRED LISTS

There shall be provided to the ARC a list (name, address, telephone number and identity of contact person), of all contractors, subcontractors, materialmen and suppliers (collectively "Contractors") and changes to the list as they occur relating to construction. Each builder and all of its employees and contractors and their employees shall use those roadways and entrances into Wilderness Lake Preserve as are designated by the ARC for construction activities.

2. CONDUCT

Each construction site in Wilderness Lake Preserve shall be maintained in a neat and orderly condition throughout construction. All Owners shall exercise their best efforts to the extent permitted by law to ensure that the acts of their employees, contractors, subcontractors, suppliers and any other persons or parties involved in the construction or alteration of a homesite to ensure that their contractors/subcontractors comply with all requirements set forth in Section V.

In the event of any violation of any such terms or conditions by any employee or contractor, or in the opinion of the ARC, the continued refusal of any employee or contractor to comply with such terms and conditions, after fifteen (15) days' notice and right to cure, the ARC shall have, in addition to the other rights hereunder, the right to prohibit the violating employee or contractor from performing any further services in Wilderness Lake Preserve. Each Owner is responsible for restoring any Common Areas damaged or destroyed by work activities of such Owner's contractor(s), subcontractor(s) or employee(s).

Owner shall deliver to the ARC copies of all construction and building permits as and when received by the Owner. Any permit boards or signs must be removed immediately upon completion of construction and work activities. In the event a Owner fails to comply with the foregoing, the ARC shall have the right, but not the obligation, to cause the boards and/or signs to be removed and to charge an Individual Assessment against the Owner to cover the cost of removal including, without limitation, an administrative fee equal to the greater of \$50 or 15% of the cost of such removal.

III. SITE IMPROVEMENT STANDARDS

A. GENERAL:

The following Site Improvement Standards shall apply to all improvements and alterations in Wilderness Lake Preserve. The ARC has the discretion to amend these Site Improvement Standards as appropriate to accomplish the objectives of the ARC Criteria and the Declaration.

B. SITE PLACEMENT:

All buildings, alterations, and other improvements shall be placed and/or installed as approved by the ARC. The existing topography and landscape shall be disturbed as little as possible, such that the maximum number of desirable trees and other natural features are preserved.

C. SIDEWALKS:

Sidewalks are to be installed by the Owner in accordance with Pasco County specifications and shall be maintained by the Owner, except for sidewalks within Water's Edge, Nature's Ridge, Lakewood Retreat, and Deerfield Villas, which the Association shall maintain.

D. DRIVEWAYS:

Parking spaces, garages, and the driveway to a garage shall be planned and executed in an attractive and functional manner and shall consider the location of existing trees, topography, streetscape and compatibility with surrounding improvements. The driveways shall also be designed to accommodate drainage from the Lot as specified by the ARC.

All homes shall have a driveway of brick, concrete, colored concrete (which shall be no more than 20% gray), stone or brick pavers constructed on an approved base. All concrete driveways shall have a light broom finish or stamped decorative design, and joints shall be provided to control surface cracking. A driveway shall be at least twelve (12) feet wide and cannot extend beyond the edge of the house. Only the approved driveway and walkway coatings are permitted for use with prior ARC approval. Only one style and color of pavers shall be visible from the street. Walkways must be comprised of pavers, bricks, or stamped or poured concrete. Walkways located on side yards may extend beyond the front corner of the home to connect with the driveway, but in no event shall any walkway extend more than five (5) feet beyond the front corner of the home. When curbs are required to be broken from driveway entrances, the curb shall be replaced in such a way as to return the curb to its original condition. A sample of the requested material to be used must be submitted at the time of application for change. All requests for the extension or modification of a driveway must be submitted to the ARC with an application.

Approved Driveway Coatings:

CTi® Concrete Technology Inc. brand products only. Color matching using other products will not be permitted.

<u>Driveway Color Options:</u>	<u>Decorative Trim Color Options</u>
001190-25 Light Oxford Gray	001190-13 Oxford Gray
001190-11 Platinum Gray	001190-6 Desert Beige
001190-14 Natural Gray	001190-24 Dark Gray
002190-7 Sandstone	001190-3 Terra Red

E. GARAGES:

Garage doors may have embossed facing and windows. The location, materials, and placement of magnetic garage door handles and hinges must be included in an Alteration Application. Magnetic hardware shall be black or dark bronze in color and spade or carriage style. Placement of handles shall be centered on second panel up from the ground. Hinges shall be placed on far outer edges of the door just below or just above the panel seams. For homes with two garages, handles and hinges must be uniformly placed on both garage doors.

F. DRAINAGE AND GRADING:

All grading and all drainage improvements shall be conducted and installed in accordance with all local and state governmental requirements, rules and regulations. All changes or improvements to grading must be done in a manner so as not to materially increase the flow of water on any neighboring Owner's property.

G. GAMES AND PLAY STRUCTURES:

Portable recreational equipment shall be permitted provided such equipment is stored out of view when not in use. Permanent play structures include, but are not limited to, gym and/or swing sets, slides, playsets, playhouses, tetherball poles, basketball goals, etc. All permanent play structures shall be located at the side or rear of the building not visible from the street or on the inside portion of the corner homesites within setback lines. The overall height of permanent play structures shall not exceed ten (10) feet in height. Applications for permanent play structures must include the plat survey showing its intended placement, a picture of the structure, and the dimensions. Swing set and gym style play structures shall be constructed primarily of wood or composite wood and must be brown in color. Canopies and "roofs" of play structures shall be tan, brown, olive or forest green. Play structures must be maintained at all times including repair, painting or staining and the replacement of any canvas.

H. SWIMMING POOLS : ONLY IN GROUND POOLS ARE PERMITTED

The Alteration Application of any proposed swimming pool must incorporate, at a minimum, the following:

1. The composition of the material must be thoroughly tested and accepted by the industry for such construction.
2. Pool cages must be bronze, black or white.
3. Pool screening shall not extend into the setback areas.
4. Pools shall be in-ground only and enclosed by a natural barrier, retaining wall, screened enclosure, fence or other structure constructed or installed so as to prevent unauthorized access.

I. SIGNS

No signs whatsoever, (including, but not limited to, commercial or political), shall be erected or maintained on the homesite except such signs as may be allowed or required by law and a single sign advertising a homesite for sale not to exceed 24" x 36" in dimension.

J. LIGHTING:

All exterior lighting shall be consistent with the character established in Wilderness Lake Preserve and be limited to the minimum necessary for safety, identification, and decoration. Exterior lighting of buildings for security, and/or decoration of buildings or landscaping shall be limited to concealed up lighting or downlighting or decorative lights and the style and type of lighting shall be compatible with the building design and materials. All lighting shall be placed in a manner to avoid unnecessary lighting of adjacent Lots.

K. ARBORS, TRELLISES, AND ARCHES:

Arbors, trellises, and arches must be vinyl tan/almond in color, not white or any other color. They must remain plumb, level, and structurally sound. Notwithstanding the foregoing, no arbors, trellises, or arches shall be permitted within the Villas of Deerfields.

L. LANDSCAPE CRITERIA:

Villas of Deerfields Owners may not remove or install in-ground plants of any kind. However, Owners may place plants meeting the requirements for ornamentation set forth herein or in other governing documents (e.g., annual flowering plants, and cannot interfere with normal landscape operations).

For non-Deerfields Villas Owners, the following applies: removal or installation of new plants in the front yard, other than replacements of like kind or replanting of annuals, requires approval from the ARC. The start of a backyard is 10 feet back from the front corners of the home. Fruit trees are only permitted to be planted in the backyard of a home. The ARC may reject the landscape plan, which includes a detailed layout of planting materials and location of beds, based upon its review of its overall location, size, design, type, appearance, and impact. Plant beds require no less than thirty percent (30%) plant material coverage. Invasive or non-native plants are prohibited. Each Owner is solely responsible for compliance with state and local landscaping zoning codes. **Any ARC Alteration Application request for Florida Friendly Landscaping must be accompanied by a plan and drawing from a Certified Florida Friendly Landscaping Professional.**

The Owner shall install and maintain street trees, sod and irrigation along the street frontage of the Lot regardless of the size of the Lot or the amount of street frontage.

Sod shall be provided to the back of the edge of pavement and shall be St. Augustine ("Floritam", "Palmetto" or "Bitter Blue") or Zoysia. Underground irrigation systems are required for each Lot.

M. LANDSCAPE EDGING:

All landscape curbing/edging shall be tones of beige, tan, gray, terra cotta or natural concrete in color. A sample or photo of the curbing/edging shall accompany the ARC request. Only one style of landscape curbing and/or edging may be used in the front yard.

N. LAWN ORNAMENTATION:

Lawn Ornamentation is defined as any non-plant decorative object installed to enhance the appearance or aesthetic of a lawn area. **Plastic and/or artificial plants and any plastic ornamentation (e.g., plastic flamingos or garden gnomes, or plastic planting pots) are NOT permissible.** Lawn ornamentation must be comprised of only metal, stone, concrete, or other natural materials. Each home shall have no more than five (5) Lawn Ornaments visible from the street. Birdbaths and fountains must not be visible from the street.

O. MAILBOXES & POSTS:

All mailbox units must be kept in good repair, free of mold, mildew, and dirt. Decorative covers may not be placed on mailboxes except during holiday periods. Decorative covers are allowed 25 days prior to the holiday period and must be removed 15 days after the end of the holiday period. Game day mailbox covers for local, collegiate, or professional sports teams are permitted the day of the event and must be removed the following day. No items shall be mounted or hung from mailboxes or mailbox posts.

All mailboxes shall be of a design approved by the ARC and shall include only the house number (example illustrations included below). Mailboxes must be located at the street front of each homesite as prescribed by United States Postal Service. The Owner shall provide, install, and maintain the mailbox as specified by the ARC.

Mailbox house numbers that need replacement must be replaced with numbers meeting the following requirements:

Sizing:	2.5 inches tall
Color:	Black (except house numbers for mailboxes in Lakewood Retreat, Water's Edge and Nature's Ridge must be GOLD)
Font:	Clarendon condensed bold
Material:	Vinyl stickers

Mailboxes that need replacement must be replaced with mailboxes meeting the following requirements:

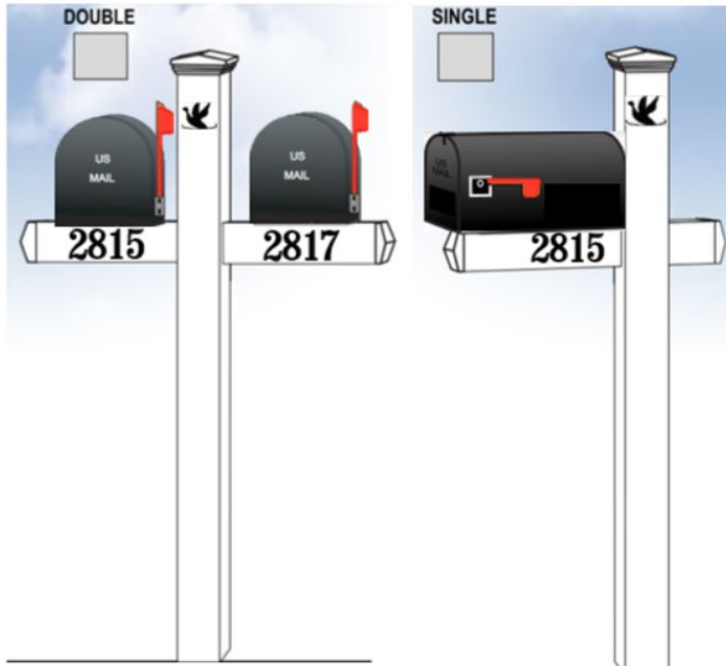
Color:	Black
Material:	Metal (not plastic)
Capacity:	Standard
Flag:	Red (except the flag for mailboxes in Lakewood Retreat, Water's Edge and Nature's Ridge must be GOLD)

Mailboxes in need of repainting and/or touch ups must be painted with the following paint and color:

Brand:	Rust-oleum Universal Advanced Formula; paint & primer in one
Color:	Gloss Black

If an Owner needs to replace the wooden mailbox post, it must be replaced with the approved almond PVC post. If an Owner can paint the original wooden post, then the Owner must use Benjamin Moore #943 Spanish White color. The house numbers and swan must be black, excluding Lakewood Retreat, Water's Edge and Nature's Ridge, which must be gold. Owners are free to use the vendor of their choice so long as the correct mailbox and post materials are used.

Approved mailbox design for
Wilderness Lake Preserve*



Lakewood Retreat, Water's Edge, and
Nature's Ridge*



*Examples only

P. UTILITY CONNECTIONS:

Building connections for all utilities, including, but not limited to, water, electricity, telephone, and television, shall be run underground from the proper connecting points to the building structure in such a manner to be acceptable to both the utility company and all governmental authorities. No exposed wiring on the exterior of a structure are permitted other than originally installed by the Developer.

No lines, wires or other devices for communication purposes shall be constructed or placed on any Lot unless the same shall be in conduits or cables constructed and maintained underground. Above ground electrical transformers and other equipment may be permitted if properly screened. Nothing herein shall be deemed to forbid temporary power or telephone services incident to the construction of approved improvements. In addition, all gas, water, sewer, oil and other pipes for gas or liquid transmission shall also be placed underground or under buildings.

Q. ANTENNAS AND CAMERAS:

The ARC may require that all antennas, poles, masts, towers, or other electronic devices be screened from view. Under no circumstance shall any antenna, pole, mast, tower, or other electronic device extend beyond the height of the residential structure.

R. FLAGS:

Except as authorized by Fla. Stat. § 720.304, flags are not permitted.

S. HOLIDAY LIGHTS:

Holiday lights may be placed on homes within Wilderness Lake Preserve as specified below so long as the lights do not create a nuisance to the adjacent residents or the community.

Holiday	Installation (no earlier than)	Removal (no later than)
Valentine's Day	25 days prior	15 days after
St. Patrick's Day	25 days prior	15 days after
Easter	25 days prior	15 days after
Memorial Day	25 days prior	15 days after
Independence Day	25 days prior	15 days after
Halloween	25 days prior	15 days after
Veteran's Day	25 days prior	15 days after
Thanksgiving Day	25 days prior	15 days after
Winter Holidays (Christmas, Hanukkah, Kwanzaa, or similar)	Thanksgiving Day	15 days after

Any holiday not pre-approved will be considered for approval once an ARC request is made by an Owner. If approved for that Owner, holiday lighting and decorations shall be permitted commencing twenty-five days prior to said holiday and continuing for 15 days after said holiday, after which lights and decorations shall be removed.

T. GAME COURTS:

Tennis courts and permanent game courts are not permitted on any Lots.

U. STORAGE TANKS:

Storage tanks, including but not limited to, those used for storage of water, propane, gasoline, oil, other liquid, or any gas, must be kept in a manner that is not visible from any road within Wilderness Lake Preserve or neighboring properties.

V. DOORS:

All aluminum screen doors must be anodized or otherwise pre-finished in a permanent color. Only screen doors with full frame are permitted, no cross members or decorative lower panels are allowed.

W. GUTTERS, SOLAR COLLECTORS, AND SOLAR PANELS:

All gutters must be the same color as the eaves of the home or alternatively must match the home's eave/soffit trim color. Gutter down spouts must not allow water to flow onto neighboring properties.

X. GLASS BLOCK:

The use of glass block is prohibited.

IV. BUILDING CONSTRUCTION STANDARDS

A. GENERAL:

The following Building Construction Standards shall apply to all improvements in Wilderness Lake Preserve. The following architectural design criteria are to be followed:

B. SET-BACKS/MINIMUM SQUARE FOOTAGES:

LOT WIDTH	MINIMUM SQ. FEET*	SETBACKS		
		Front	Side	Rear
33.5'	1,300	20	5	10
40'	1,200	20	5	10
50'	1,500	20	5	10
65'	2,000	20	5	10
75'	2,200	20	7.5	10
90' +	2,600	20	7.5	10

C. MAXIMUM BUILDING HEIGHT:

Buildings shall not exceed two (2) stories with a maximum height of thirty-five feet.

D. EXTERIOR MATERIALS:

Finish building materials shall be applied to all sides of the exterior buildings. Materials shall be brick, stone, stucco, manufactured cultured stone, lap siding, wood (not plywood or similar material), Hardiboard or other approved neutral material. No simulated brick or other simulated stone shall be permitted.

E. EXTERIOR COLORS AND FINISHES:

All exterior colors must comply with the ARC approved color schemes, which are available from the Association's management company. Finish colors shall be applied consistently to all sides of the exterior of buildings. All exterior wood must be painted or stained. Only non-reflective finishes shall be used on exterior surfaces with the exception of hardware items.

F. EXTERIOR TRIM AND DECORATION:

Exterior window and door trim and similar decorations shall all be of the same color and material. Fascia, gutters and downspouts, shall be the same the color of the exterior walls, trim, or white. Front doors shall be either eight feet (8') in height or six feet eight inches (6'8") with a window above the door. Holiday and/or seasonal decorations may not be attached to the structure of the Residential Unit other than during the specified holiday period.

G. WINDOW REPLACEMENT, TINTING AND TREATMENTS:

Originally installed windows may be replaced with windows of similar style. Replacement window frames shall match existing window frames. All windows must use white or bronze window frames. Wood frames must be painted white. No reflective film or similar other type of window treatment shall be placed or installed on the inside or outside of any unit. Smoked or Grey window tints to match the exterior design and color are permitted. All aluminum windows are to be anodized or otherwise pre-finished in a permanent color.

H. FRONT, REAR AND SIDE FACADES:

The rear and side facade of buildings must be the same as the front elevations of the home with respect to style, materials, and colors.

I. DRAPES, CURTAINS AND SHUTTERS:

All awnings and shutters must be the same as the trim or the accent color in the color palette. No awnings are allowed on the front of the house. Storm/hurricane shutters or protective sheathing may be installed upon issuance of a tropical storm or hurricane warning and must be removed no later than three days after the warning is lifted. Hurricane storm shutters shall not be stored on the exterior of dwellings. All permanent mounted storm shutters may be panel, accordion or roll-up style and must be white in color. Except as the ARC may otherwise decide by written rule, shutters may not be closed at any time other than a storm event.

J. WINDOW AIR CONDITIONING:

No window or wall air conditioning units shall be permitted.

K. TEMPORARY STRUCTURES:

Except as otherwise allowed in Article XIII, Section 21 of the Declaration, structures of a temporary character including trailers, basement, tents, shacks, garages, barns or other outbuilding shall not be used on any Lot at any time as a home either temporarily or permanently.

L. ROOFS:

Only dimensional shingles or tile roofs will be permitted. Roofing materials shall be fungus resistant shingles or other materials of similar useful life. All required heat and plumbing vents shall not penetrate the roof on the roadside of the building unless determined to be necessary by the ARC. In all events such vents and roof edge flashing shall be painted the same color as the roof or black. A sample of the material to be used, including the color, must be consistent with the roof colors as listed below, and must be submitted with the application for approval of a roof or for the replacement of a roof with any material other than the existing material. All roof main spans shall have a slope or pitch of a minimum of five feet of rise for each twelve feet of lateral distance, or 5/12. Under eaves, the fascia shall be a minimum of six inches, and the soffit shall be a minimum of eight inches. The ends of gables shall be finished with the same material finishing on the sides of the house.

The below listed roof color names are the current names of samples used by the ARC over the years as samples of those colors originally approved by the builders in the community. These sample names come from a variety of suppliers and vary by name, but not substantially or materially, from those originally

approved. Approval of roof colors by the ARC will continue to be based upon the request adhering to the approved schemes represented by the following sample names: Barkwood, Hunter Green, Mission Brown, Oyster Gray, Birchwood, Pewter Gray, Shakeswood, Slate, Charcoal, Cobblestone, Silver Birch, Weathered Wood, Driftwood, Hickory, Mojave Tan, Atlantic Blue.

IV. BUILDER RULES AND REGULATIONS

The Builder Rules and Regulations are promulgated to ensure the wellbeing of Wilderness Lake Preserve, and to otherwise maintain a clean and orderly condition within the grounds. It is the responsibility of Owners to ensure that their contractors/subcontractors are complying with all requirements set forth in Section V.

A. TIME:

Barring an emergency, no contractor, subcontractor or their employees, shall be permitted within Wilderness Lake Preserve except between the hours of 7:00 a.m. and 6:00 p.m., Monday through Saturday. Hours other than those listed above are available with the confirmation and approval by the ARC. These hours may be changed by the ARC at any time.

B. ACCESS:

Access points to Wilderness Lake Preserve shall be determined by the ARC and all Builders shall enter and exit only at such points and only after a permit and permission have been obtained. Only authorized persons will be permitted entry.

C. PARKING:

A construction trailer may be located on a Lot while the actual construction is being performed. No trailer may be placed within fifteen feet of the front lot line.

Construction employees and equipment shall not interfere with the free passage of traffic through the property.

D. CONVENIENCES:

1. Port-A-John:

No construction shall occur on any Lot until such time as a portable toilet facility has been located on or reasonably accessible to the construction site.

2. Refuse Collection:

No construction on any Lot shall occur without the presence of a dumpster or other refuse collection bin or area approved by the ARC (the "dumpster") for the purpose of collecting all trash and debris generated by construction and subcontractors and their employees at the building site. The dumpster shall be emptied by the contractor or the subcontractor on a regular basis to avoid its being in a "full" condition for an extended period of time.

E. SITE CONDITIONS:

1. Construction activities shall be performed on a diligent, workmanlike and continuous basis. Roadways, easements, swales, Common Areas and other such areas in Wilderness Lake Preserve shall be kept clear of construction vehicles, construction materials and debris at all times.

2. No material shall be stored or allowed to exist on the roadway or its shoulder. No materials shall be deposited or permitted to be deposited in any canal or waterway or Common Property or other Lots within Wilderness Lake Preserve or be placed anywhere other than the Lot upon which the construction is taking place.
3. All refuse and debris shall be removed or deposited in a dumpster on a daily basis. Trash not removed may be removed by the Association or the ARC and billed to the Owner or the job will be shut down until a Lot is brought up to standards.
4. No construction office shall be kept in Wilderness Lake Preserve and no construction materials shall be stored in Wilderness Lake Preserve subject, however, to such conditions and requirements as may be promulgated by the ARC.
5. No dogs, cats or other domesticated animals or wildlife, will be permitted at or on a work site without permission from the Wilderness Lake Preserve Homeowners' Association, Inc.
6. Any radio, television, tape player or similar device, if in use on a construction site, must have the volume adjusted so as not to disrupt other operations or peace within Wilderness Lake Preserve.
7. The Owner shall, be responsible for all persons having business at the construction site. Any employee of the contractor, the subcontractor, or any employees of the subcontractor, may, at the discretion of Wilderness Lake Preserve be denied entry, temporarily or permanently, for a violation of any of the rules and regulations of the Builders Rules and Regulations.
8. Any damage to streets and curbs, drainage inlets, streetlights, street markers, mailboxes, trees, walls, etc., may be repaired by the ARC and such costs billed to the Owner, after notice to the Owner and a failure to repair such damage within thirty (30) days of the notice.
9. The washing of any construction vehicle on the streets is prohibited.
10. Operators of vehicles are required to ensure no damaging material is spilled while within Wilderness Lake Preserve. If spillage occurs, operators are responsible for clean up. Any clean up done by the ARC will be billed to the responsible party. Any spill must be reported to the ARC as soon as possible.
11. If you cut any telephone, cable TV, electrical, water, etc., lines, it is your responsibility to report such accident to the ARC immediately.
12. No vehicles, trucks, vans, cars, etc., may be left on site overnight without approval of the ARC. Construction equipment may be left on the site while needed but must not be kept on the street. Vehicles left in the street may be towed away at Owner's expense.
13. Possession or consumption of alcoholic beverages or narcotics at a construction site within Wilderness Lake Preserve property is prohibited; violators will be immediately escorted off the premises. A repeat violation will result in permanent loss of pass.

V. LANDSCAPE GUIDELINES

A. GENERAL:

It is the purpose of this section to establish certain requirements and regulations that shall ensure a minimum standard for functional and aesthetic landscape treatment for Wilderness Lake Preserve. This proposed treatment of the landscape is composed of living and non-living elements which, properly and effectively combined, will greatly enhance the total man-made and natural environment.

It is recognized that, among many benefits, the use of the landscape elements can most effectively provide shade and cooling control and modulate views and at the same time contribute to air purification, oxygen regeneration, noise absorption, glare reduction, wind and heat abatement and increased water absorption into the soil due to the reduction of water run-off.

In summary, the landscape treatment will achieve two highly desirable attributes in community development: the implementation of a high level of community aesthetics and the preservation of the best characteristics of the natural environment.

B. ACCEPTABLE LANDSCAPE MATERIALS AND PRACTICES:

1. Plant quality/size:
 - a) Plant material used for landscaping in conformance with the provisions of this section shall equal or exceed the standards for Florida No. 1 as given in the latest edition of Grades and Standards for Nursery Plants, State of Florida, Department of Agriculture and Consumer Services. Standards for sizing and measurement of plant materials shall also be in accordance with this document. The sizes for plant material given in this chapter shall be the minimum size at the time of installation.
 - b) Shrubs classified as a "spreading type" shall be in a minimum one (1) gallon container, those classified as an "upright type" shall be in a minimum three (3) gallon container at time of planting.
 - c) Vines - Vines shall be in a minimum of three (3) gallon containers and placed at a maximum of ten (10) feet on center. Vines may be used in conjunction with fences, screens and walls.
 - d) Ground Covers - Ground covers shall be in a minimum of four (4) inch pots of pips and planted at a minimum of six (6) inches on center, or twelve (12) inch maximum depending on genus and shall cover a minimum of 30% of the ground area.
 - e) Hedges - Hedges shall be planted a maximum of three (3) feet on center. Shrubs used in hedges shall be the minimum size of thirty-six (36) inches at planting. All plant material used for hedges and screen shall be planted to create an 80% opaque screen at 36" of height at planting.
2. Minimum Landscape Requirements: The following landscape materials shall be provided and installed on each single-family lot thirty (30) days after substantial completion of the dwelling.

- a) The front of each house (and the side of any house facing a street) shall be provided with shrubs and/or hedges sufficient in size and quantity to provide an effective foundation planting and screening of services.
 - b) Each Lot shall also be provided with sufficient shrubs, hedges and/or ground covers to provide partial screening, seasonal color and intermediate scale to the Lot.
 - c) All areas of the Lot not landscaped in planting beds shall be sodded with St. Augustine or Zoysia.
 - d) All landscaped and sodded areas shall be provided with a permanent underground automatic irrigation system. The system shall be capable of providing 100% coverage for all plant material. Areas consisting of retained woodlands or native vegetation shall not require irrigation.
 - e) All landscape and irrigation criteria are subject to and limited by the landscape ordinance of Pasco County, Florida, No. 02-04, as amended. Provided there is at all times compliance with the foregoing ordinance, the size of landscaped and mulched areas (i.e., non-sodded) may be enlarged and the micro-irrigation systems installed.
3. Prohibited materials:

Synthetic plant material - No synthetic or artificial plant material in the form of trees, shrubs, vines, ground covers or lawns shall be permitted.
 4. Inorganic materials:

Use of indigenous inorganic materials (i.e., rocks, gravel) to function as ground cover or paving substitutes shall be allowed only with the ARC approval and shall be used only when governed by a strong design concept or in areas where organic material will present maintenance or logistics problem.
 5. Buffers and Screening:

It shall be the responsibility of the applicant to prepare a landscape and/or screening plan which shall achieve the directives set forth by the ARC.
 6. Earthen Berms:

Berms shall be smooth flowing natural forms. Smooth flowing natural berms must be carefully formed and finely graded to blend into the surrounding landscape. The height of berms should vary to avoid a monotonous appearance. No berming shall impede or cause surface drainage problems.

VI. FENCES AND WALLS

A. GENERAL:

All installations under this paragraph shall be consistent with the Declaration.

All fencing shall remain in good repair, free of rust, mildew, or algae. Location and details for fences, screen enclosures or walks must be approved by the ARC. Trash cans may be screened from view with a tan/almond four-foot vinyl fence, excluding Deerfields, Lakewood Retreat, Water's Edge and Nature's Ridge.

B. FENCING GUIDELINES:

1. Fence locations shall be submitted along with the Site Plans and fence specifications for review. The Site Plan will not be approved without the fence locations noted.
2. No wood or chain link fences allowed.
3. PVC fencing shall be solid-wall 100% virgin PVC fence that is constructed from High Quality materials, stabilizers, and modifiers throughout the entire extruded profile. No PVC co-extrusions or vinyl-clad wood products will be permitted. The only approved color is ALMOND.
4. Landscaping, shrubs, or hedging is required to screen any views of fence from the street at the front of the property, along the side in the case of corner homesites and all homesites backing up to any boulevard.
5. Fence locations on corner Lots may be further restricted due to side yard visibility constraints, side yard setback restrictions, and the location of homes on adjoining property. Corner Lots will be handled on a case-by-case basis. You may request specific information on your corner Lot setbacks prior to submittal of a plan.
6. Side yard fences will not be permitted within ten (10) feet of the front of the house.
7. When home fronts are staggered, fence setback is 10' from front corner of neighboring property. See diagram (2-D) You may request specific information on your Lot setbacks prior to submittal of a plan.
8. All Lots that back up to a neighboring Lot are only allowed seventy-two (72) inch privacy style approved PVC fence only. No other fence style is approved for these Lots.
9. All fencing adjoining lake, conservation areas (rear or side yard) or any boulevard must be picket style to a maximum forty-eight (48") in height. No other fencing will be approved.
10. When forty-eight (48)" in height picket style fence is required along rear lot line the last 16' section on side yard fence must not exceed forty-eight (48)" in height. The preceding 8' section must stagger from 48" to 60" picket or privacy style and then remaining sections to a maximum height of 72" picket or privacy style. See diagram (2-A, 2-B & 2-C).
11. No fencing in the front yard set back is permitted.

12. Fences extended into utility easements at the owner's risk and maintained by the Owner.
13. Double fencing is prohibited.
14. No fencing is allowed in Villas of Deerfields.

C. NEIGHBORHOOD GUIDELINES:

Above guidelines must be followed in addition to the following special considerations:

1. WESTFIELD HOMES

- a) PHASE I Quail Trace BLOCK K Lot 1, BLOCK J Lot 23, BLOCK L Lots 22 and 23 (side yards) are considered conservation homesites and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.
- b) PHASE I Quail Trace Block J Lot 1 backing up to community Neighborhood Park, the Owner will be responsible for the maintenance of the developer fence installed along the perimeter. Landscape hedging may be installed to act as privacy screening.
- c) PHASE II Woodsmere Block P Lots 1 -18 may only install seventy-two (72) inch privacy style approved PVC fence only along rear and side yard Lot lines. No other fence style is approved for these Lots. Block P Lot 1 side yard fencing must have landscaping, shrubs or hedging to screen any views of fence from the street.
- d) PHASE II Woodsmere Block P Lot 19 rear Lot line fencing must have the first 16' section starting from Lot 18 toward Lot 20 at seventy-two (72) inch privacy style approved PVC fence and the next 8' section must stagger from 60" down to 48" picket style and then remaining sections to a maximum height of 48" picket style and will be considered a conservation Lot. Refer to side yard fencing diagrams (2-A, 2-B & 2-C).
- e) PHASE II Woodsmere Block P Lots 20 through 39 and Block Q Lots 1 -27 are considered conservation Lots and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.
- f) PHASE II Egret Glade Block Lots 1 through 36 are considered conservation Lots and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.
- g) PHASE III Quail Trace Block N Lots 1 and 12 (side yards) and Block N Lots 13 through 18, and Block L Lot 38 and Lots 50 through 54 are considered (side yards) conservation Lots and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.
- h) PHASE III Egret Glade Block J Lots 1 through 5 are considered conservation homesites and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines. Block H Lot 25 (side yard) and Block K Lot 5 are considered a conservation Lots and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.

2. MORRISON HOMES

- a) PHASE I BLOCK N Lots 1 through 6 (rear yards) is considered conservation Lots and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.
- b) PHASE II Lots are all considered conservation Lots and must follow the aforementioned lake, conservation, or any main boulevard guidelines except for the following: Block Q Lots 28, 29 and 30 are considered Lots that back up to a neighboring Lot are only allowed seventy-two (72) inch privacy style approved PVC fence only along the rear Lot line. Side yard guidelines as above will apply. No other fence style is approved for these Lots.
- c) PHASE III ONLY PVC Fencing allowed in Phase III. Block A Lots 1 through 18 and Block B Lots 1 through 3, Block C Lots 1 through 15, Block E Lots 1 through 6 and Lots 10 through 22 are considered conservation Lot and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines. Block E Lot 7 is considered a corner Lot and will be subject to an individual approval process. Block E Lots 8 and 9 are considered Lots that back up to a neighboring Lot are only allowed seventy-two (72) inch privacy style approved PVC fence only along the rear Lot line. Side yard guidelines as above will apply. No other fence style is approved for these Lots.

3. DAVID WEEKLEY HOMES

- a) PHASE I BLOCK R Lots 1 and 40 and BLOCK I Lots 1 (side yards) and BLOCK R Lots 34 through 37 (rear yards) considered conservation Lot and must follow the aforementioned lake, conservation, or any main boulevard guidelines.
- b) PHASE I David Weekley Homes Block H Lots 1 through 4 backing up to community Neighborhood Park, the Owner will be responsible for the interior maintenance of the developer fence installed along the perimeter. Landscape hedging may be installed to act as privacy screening.
- c) PHASE II BLOCK J Lots 4 and 5, Block L Lots 12 and 13, Block M Lots 6 and 7, 13 and 14, Block N Lots 8 and 9, are considered Lots that back up to a neighboring Lot are only allowed seventy-two (72) inch privacy style approved PVC fence only along the rear Lot line. Side yard guidelines as above will apply. Block J Lot 5, Block M Lots 7 and 13, Block N Lot 9 corner side yard guidelines need to be considered. No other fence style is approved for these Lots.
- d) PHASE II Block J Lot 6, Block L Lot 12, Block M Lots 2, 8, 12 and 21, Block N Lot 10 are considered Lots that back up to a neighboring Lot are only allowed seventy-two (72) inch privacy style approved PVC fence only along the side yard Lot line. Side yard guidelines as above will apply.

4. M/I HOMES

- a) Phase I M/I Homes Block F Lots 5 through 13 no rear property line fencing will be allowed along the community property line. The developer has installed a 72" high black aluminum fence along the perimeter property line. The fence is to be maintained by the Owner. Landscape hedging can be planted for privacy screening.

- b) Phase I M/I Homes Block F Lots 4 through 13 side yard fencing will be as follows:
1. BLACK ALUMINUM APPROVED FENCE STYLES
 2. 48" or 72" ASCOT ALUMINUM WROUGHT IRON OR EQUIVALENT STYLE
 3. The last 16' section on side yard fence must not exceed forty-eight (48)" in height. The preceding 16' section must stagger from 48" to 60" and then remaining sections to a maximum height of 72". Landscape hedging may be planted to act as privacy screen.
- c) Phase I M/I Homes Block F Lots 14 through 21 backing up to Wilderness Lake Boulevard and the side yard of Block F Lot 1 may only install 48" Almond PVC picket style fencing along rear property line. Landscape screening will be required. Side yard fencing for the last 8' section must be Almond PVC picket style and must not exceed forty-eight (48)" in height. The preceding 16' section must stagger from 48" to 60" picket or privacy style and then remaining sections to a maximum height of 72" picket or privacy style.
- d) Phase I M/I Homes Block F Lots 1 - 4 and 13 - 14 are considered conservation homesites and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.
- e) Phase II M/I Homes Block B Lots 1 - 8, Block C Lots 1 – 20, Block D Lots 1 - 3, Block E Lots 1 - 9, Block K Lots 1 - 10, Block L Lots 1 - 6, Block M Lots 23 - 24 are considered conservation Lot s and must follow the afore-mentioned lake, conservation, or any main boulevard guidelines.
- f) PHASE II M/I Homes Block C Lots 15 - 17 backing up to neighboring village, the Owner will be responsible for the maintenance of the developer fence installed along the perimeter. Landscape hedging may be installed to act as privacy screening.
- g) Phase II M/I Homes Block E Lots 10 and 12 are considered conservation homesites and must follow the aforementioned lake, conservation, or any main boulevard guidelines. The adjoining Lot line is only allowed a maximum height of seventy-two (72) inch privacy style approved PVC fence.
- h) Phase II M/I Homes Block E Lot 11 is considered a pie shaped Lot and is only allowed a maximum height of seventy-two (72) inch privacy style approved PVC fence.
- i) Phase II M/I Homes Block L Lots 7 -11 are considered Lots that back up to a neighboring Lot are only allowed seventy-two (72) inch privacy style approved PVC fence only along the rear Lot line. Side yard guidelines as above will apply. No other fence style is approved for these Lots.
- j) Phase II M/I Homes Block M Lots 1 and 22, Block O Lots 1 and 22 are considered Lots that back up to a neighboring Lot are only allowed seventy-two (72) inch privacy style approved PVC fence only along the rear Lot line. Side yard guidelines as above will apply. No other fence style is approved for these Lots.

5. WATER'S EDGE, NATURE'S RIDGE, AND LAKEWOOD RETREAT:

- a) No PVC, chain link or wood fencing will be allowed.
- b) Aluminum or wrought iron fences only shall be approved. Aluminum fences shall be constructed with heavy wall aluminum extrusions. Such fencing shall be finished in TGIC polyester powder coating. The only approved color is **BLACK**.
- c) 48" High fences will be approved only with two horizontal bars. 60" and 72" high
- d) Fences must have a third horizontal rail. This third horizontal bar must be placed at 48" on 60" fence, and 60" on 72" fence.
- e) All Lots that back up to a neighboring Lot are only allowed 72" approved fence only. No other fence style is approved for these Lots.

*Illustrations and specifications of approved fencing designs are attached.

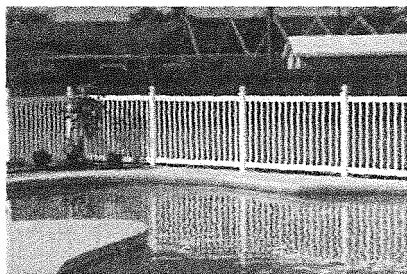
D. APPROVED FENCE STYLES

1. PVC Pool Fence Styles

All communities at Wilderness Lake Preserve

48" SACRAMENTO II or equivalent only allowed when used as a pool fence and when no screen enclosure is used.

Sacramento II or equivalent (example only)



48" Sacramento II Style Aluminum or Wrought Iron Fence

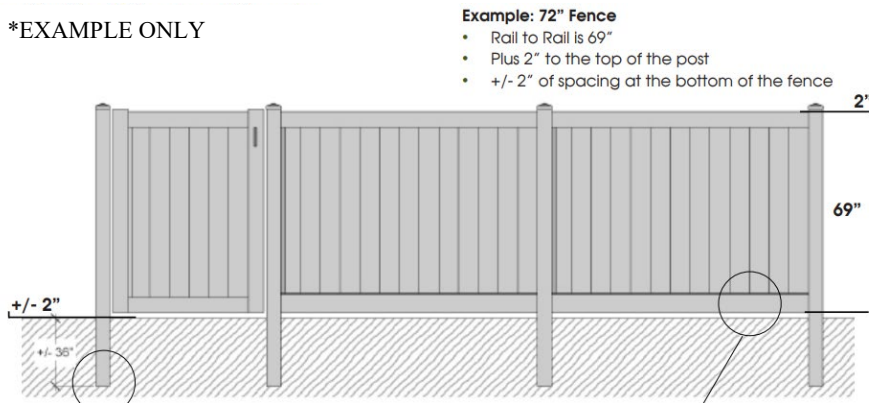
Suggested Product Specifications or closest equivalent

- 3/4" Square Picket
- 3 7/8" Picket Spacing
- Concrete Around Each Post
- Gates Constructed with Welded Aluminum Frame

2. ALMOND PVC FENCE STYLES

48", 60" or 72" LAKELAND SERIES or equivalent (STRAIGHT).

*EXAMPLE ONLY



48" Lakeland Series Fence Product Specification:

*Suggested Specifications or closest equivalent

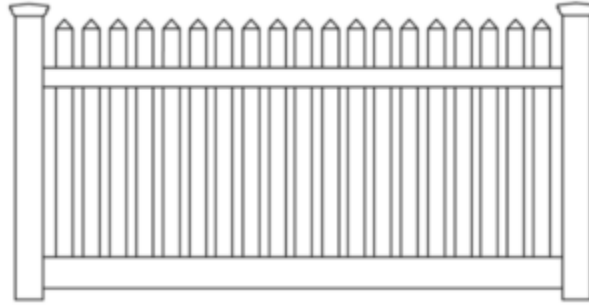
- 1" x 7" Tongue and Groove Picket
- 2" x 7" x 95" Slotted Notched End Bottom Rail
- 2" x 7" x 95" Slotted Top Rail
- 5" x 5" x 7' Routed Post
- 5" x 5" Traditional, Gothic, New England, and Globe Post Cap
- 1" x 1.5" U-Channel
- Concrete Around Each Post
- Gates Constructed with welded Internal Aluminum Frame

60" or 72" Lakeland Series Fence Product Specifications: Suggested Specifications or closest equivalent

- 1" x 7" Tongue and Groove Picket
- 2" x 7" x 95" Slotted Notched End Bottom Rail
- 2" x 7" x 95" Slotted Top Rail
- 5" x 5" x 9' Routed Post
- 5" x 5" Traditional, Gothic, New England, and Globe Post Cap
- 1" x 1.5" U-Channel
- Concrete Around Each Post
- Gates Constructed with Welded Internal Aluminum Frame

3. PICKET FENCE STYLES

Hampton Straight or equivalent



48" Hampton Series Fence Product Specifications: Suggested Specifications or closest equivalent

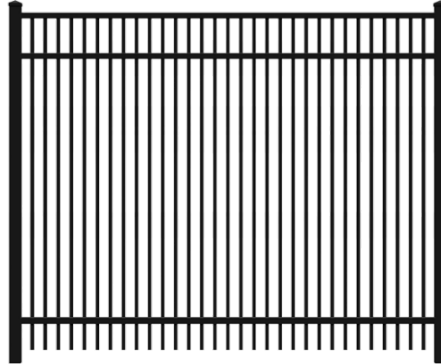
- 1-1/2" x 1-1/2" Picket
- 2" x 6" x 95" Routed/Notched End Bottom Rail
- 2" x 3.5" x 95" Routed Top Rail
- 1-3/4" x 1-3/4" Aluminum Tube Inserted In Bottom Rail For Extra Strength
- 5" x 5" x 7' Routed Post
- 5" x 5" Traditional, Gothic, New England, and Globe Post Cap
- 1-1/2" x 1-1/2" Picket Cap
- Min. 1.875" Picket Spacing
- Concrete Around Each Post
- Gates Constructed with Internal Welded Aluminum Frame

60" or 72" Hampton Series Fence Product Specifications: Suggested Specifications or closest equivalent

- 1-1/2" x 1-1/2" Picket
- 2" x 6" x 95" Routed/Notched End Bottom Rail
- 2" x 3.5" x 95" Routed Top Rail
- 1-3/4" x 1-3/4" Aluminum Tube Inserted In Bottom Rail For Extra Strength
- 5" x 5" x 9 Routed Post
- 5" x 5" Traditional, Gothic, New England, and Globe Post Cap
- 1-1/2" x 1-1/2" Picket Cap
- 1.875" Picket Spacing
- Concrete Around Each Post
- Gates Constructed with Internal Welded Aluminum Frame

4. ALUMINUM FENCE STYLES

Ascot or equivalent (*example only)



48" or 72" Ascot Fence Product Specifications: Suggested Specifications or closest equivalent

- 3/4" x 3/4" Picket
- 1" x 1" x 71-3/4" Routed Bottom Rail
- 1" x 1" x 71-3/4" Routed Middle Rail
- 1" x 1" x 71-3/4" Routed Top Rail
- 2" x 2" x 6' Routed Post
- 2" x 2" Post Cap
- 4" Picket Spacing
- Concrete Around Each Post
- Gates Constructed with Welded Aluminum Frame

Diagram 2-A

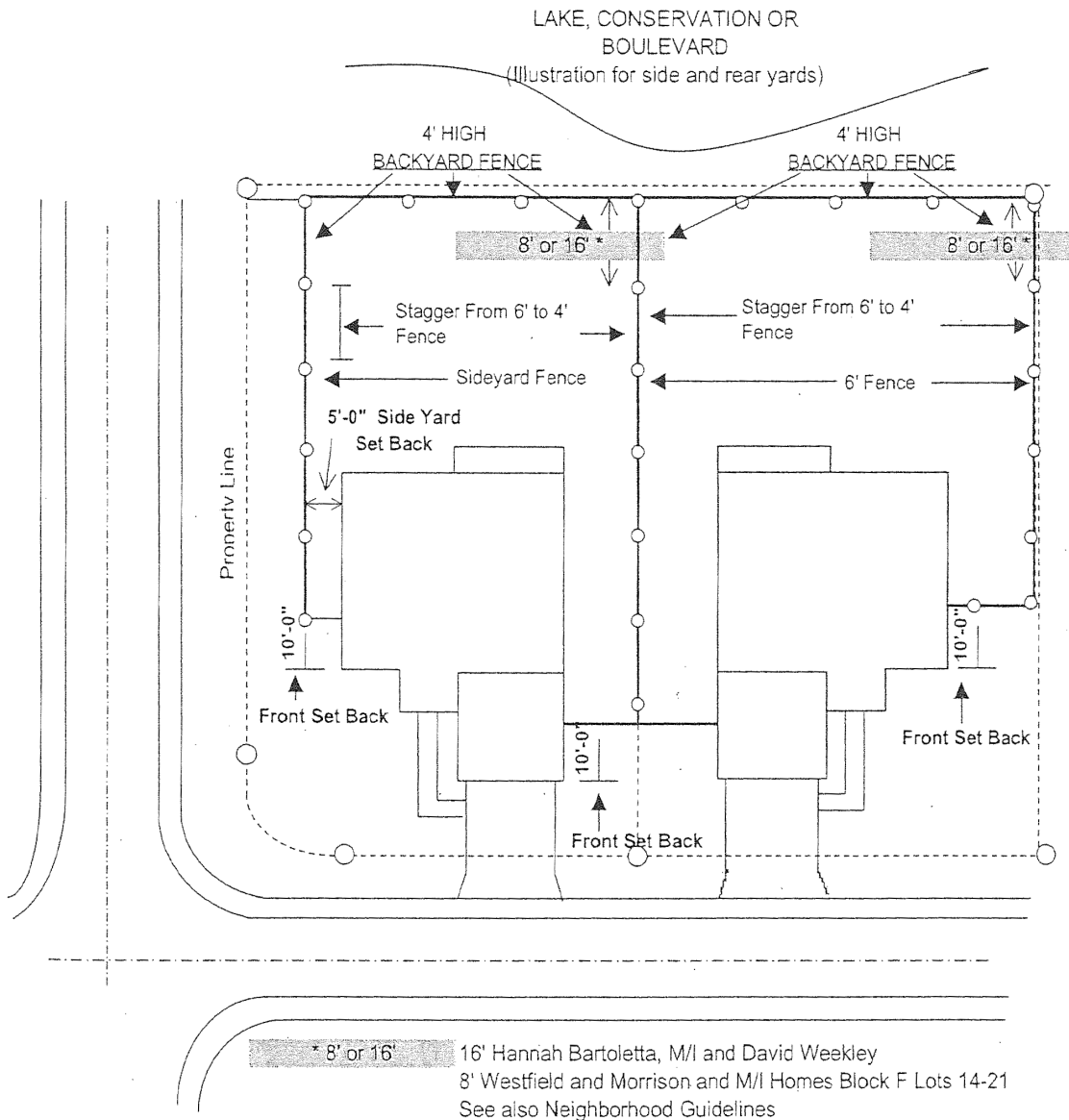


Diagram 2-B

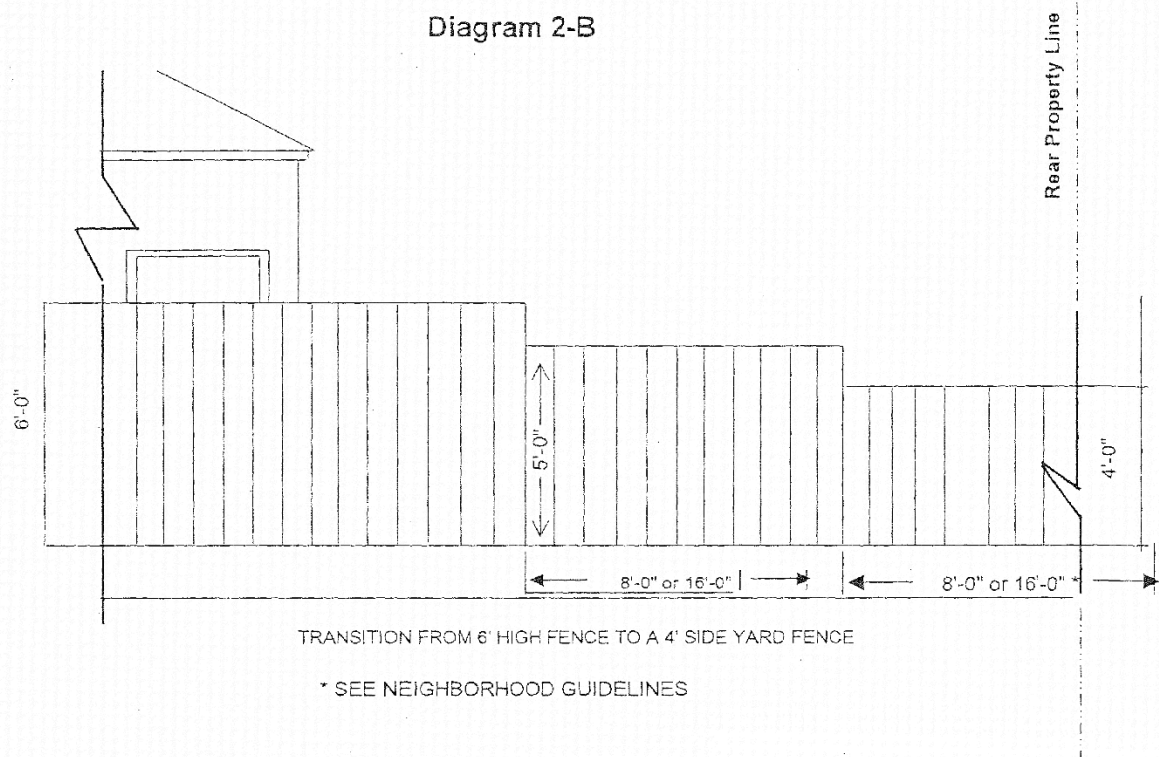
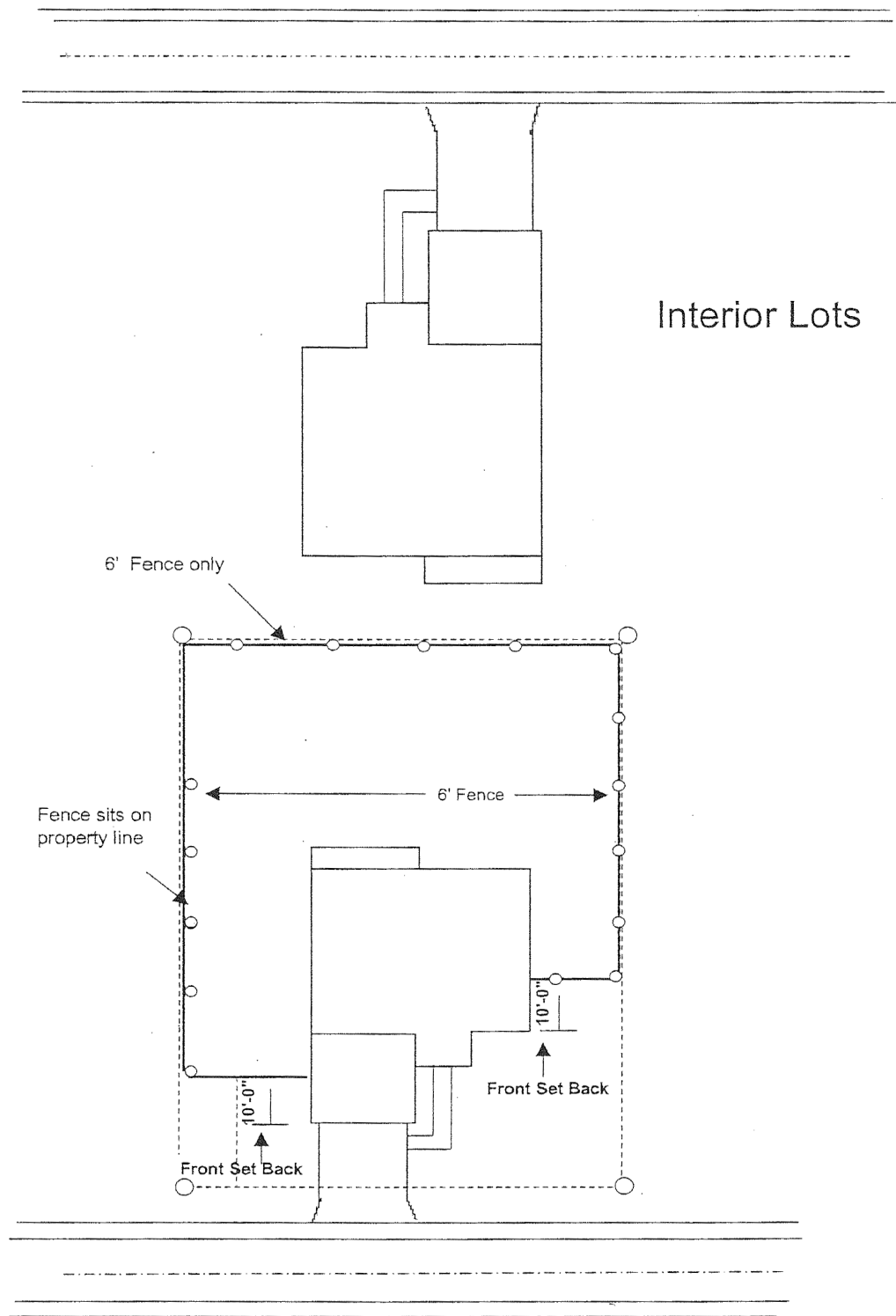


Diagram 2-C



Staggered Homesites

