

## **PATIOS, BALCONY AND BACKYARDS**

1. No plants or objects of any type (this includes but is not limited to towels, clothing, decorative objects, etc.) are allowed to be attached to the balcony, patios or railings. This is to maintain a uniform appearance and for safety throughout The Redwoods.
2. No plants, vines or leaves shall be attached or come in contact with stucco, wood structure or wood fascia.
3. To protect the wood and deck surfaces owned and maintained by the HOA, only plants with saucers under them are allowed on patio and balcony floors. Do not nail or fasten anything to the patio, deck surfaces, or walls, as it may cause leaks which could result in extensive damage. Owner will be held responsible for any wood replacement caused by potted plants or any other items on the patio, balcony or backyard area.
4. Any additional lighting, OTHER THAN THE ASSOCIATION'S COMMON AREA LIGHTING must have prior approval from the Architectural committee.
5. Each owner shall be responsible for any damage to the patio, balcony or backyard area caused by such owner, guests, tenants or invitees.
6. ONLY the following items are allowed on balconies, patios and in backyards:
  - a. No more than 10 pots are allowed.
  - b. Plants in pots secured so as to NOT present a danger of injury.
  - c. Plants must have saucers under pots to prevent rotting of wood.
  - d. Furniture designed specifically for outside use.
  - e. Barbecuing on balconies, patios or in a backyard within 10 feet of a combustible building or structure is prohibited. (Orange County Fire Authority)
  - f. A maximum of TWO umbrellas are allowed and must be "earth tone" (beige, browns, tan) in color. **(NO BRIGHT COLORS)**
7. Bamboo shades are NOT ALLOWED on/in balconies, patios or backyards.
8. **No plants or pots are allowed on the railing of ANY balcony, patio or backyard area. (This is a clear safety hazard)**