

The Green ARC Guidelines-Revised-6-19-2021 (002)

	Item	Guideline
	Architectural Changes	Please submit an application for any/all "Architectural Changes and Improvements" to the exterior of your home or yard area. All changes & improvements must be pre-approved by the ARC, and prior to commencement of any work. The ARC application forms are on the Community management web site and at the pool cabana.
1	Basketball Goals	No Basketball Goals, Poles, or structures shall be permitted on a lot unless in accordance with the following Criteria: no goal, backboard, pole or other basketball structure shall be affixed to the living unit or the lot, any structure shall be portable and when in use any such basketball structure shall be located not closer than fifteen (15) feet from the street right-of-way line and when not in use shall be stored in the Living Unit.
2	Fences & Play structures	Minimum /maximum height of all fences and play structures at 6 foot. Need to submit boundary survey map with location of fence and gate. White PVC Fencing is preferred.
3	Garbage containers in view	Need to be out of sight from the road view, except on trash pick-up days on Mondays & Fridays for recycle. The containers can be placed inside the garage or behind the house or fence. Also can be located on the side of the house with the approved lattice panels or shrubby high enough to hide the containers from the view of the road and your neighbor's view. Email PolkWasteWise@Polk-county.net to have large items that does not fit in trash containers to be picked up.
4	House Colors	The Sherwin-Williams paint company set up an account with The Green homeowners, who will have the ARC approved paint color schemes available to them. The Sherwin-Williams Branch Manager has offered a 20% discount on any of their paint supplies to all Homeowners. The store is located at: 1300 Sunrise Plaza Drive, Clermont, Florida 34711. 352-241-2014 www.sherwin-williams.com There is also a color pallet from Lowes. Contact The Green's management company for applications and approved colors. NOTES: 1. Paint the Garage doors the same color as the Base color. 2. Submitted approved original house colors are grandfathered in.
5	Hurricane Shutters	Should only be up during a Hurricane, must remove no later that 72 hours after the National Weather Bureau has advised that a hurricane watch is over.
6	Landscaping/Ground covers	Lawn shall not be dead or brown. Water during approved time. Go to Polk County Utilities for watering schedule at - www.polk-county.net/utilities/watering-schedule-and-restruictions. Only use natural or red wood chips, rubber or red lava rock or white or natural stones in your gardens.
7	Mail Box	Mail boxes are to be only green with white posts.
8	Palm Tree	There should be at least a palm tree in every yard. They may choose any size palm tree that cannot mature to more than 15 feet. The home owners will need to submit an Architectural Review application with the type of palm tree and property survey to show location of the tree.
9	Signs	Except as specifically provided hereafter regarding signs or stickers for security and /or alarm services, no signs, banners, billboards or advertisements of and kind, including without limitation, those of realtors, politicians, contractors or subcontractors shall be erected of displayed anywhere with the property, including windows, and on motor vehicles.
10	Parking on lawn or street	No motor vehicle shall be parked in the Subject Property except on a paved or concrete driveway or in a garage. Parking on lawns or landscaped areas is prohibited. Parking of any motor vehicle of any kind on streets overnight is prohibited. No motor vehicles which are primarily used for commercial purposes, other than those present on business, nor any trailers. may be parked in the subdivision unless inside a garage. Boats, boat trailers, campers, motorhomes or recreational vehicles, buses, trucks, motorcycles, or disabled, inoperative or unlicensed motor vehicles of any type shall be parked inside of garages.
11	Yard Furnishings	Except for Holiday decorations (which must be removed within 30 days after the Holiday). Ornaments must be placed in plant beds so the landscapers can mow. No more that three each of small statues or flags be placed in the yard. No drilling into the trees. Garden furnishings are only permitted in the front porch, not on yards.