

Architectural Review Committee Approval Required/Guidelines

- No construction shall take place until the approval of the Architectural Review Committee has been obtained in writing. The Architectural Review Committee shall have the right to inspect all construction to ensure that it is performed in strict accordance with the approved plans, specifications details and project-completed date. All Lots are subject to the State of South Carolina rules and regulations concerning storm water runoff as these rules and regulations are amended from time to time.
- All dwelling connections for all utilities, including, but not limited to, water, electricity, gas, telephone, and television shall be run underground from the proper connecting points to the dwelling structure in such manner as may be acceptable to the appropriate utility authority. The cost for such underground service shall be shared by the Owner and utility company in conformity with existing utility company policy, if any.

Construction, structures, buildings and improvements shall include, but are not limited to any:

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| <ul style="list-style-type: none">• dwelling• garage• fence• wall• sidewalk• hedge• mass plantings• change in grade or slope• drainage pipe• drainage canal• ditch• swale• swimming pool• tree house• play house• sign• illuminated decorative outdoor objects | <ul style="list-style-type: none">• mailbox• patio• deck• sprinkler system• driveway• shrubbery or landscaping• clearing• excavation• site work• roofing• exterior paint• siding• satellites• antennae• screening for trash cans or other purpose• flag pole• basketball goal |
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- Fences shall be permitted if they are either 4-foot or 6-foot white vinyl or wooden fences, which encompasses only the back corner and backyard of a Lot. Chain link fences are not permitted. All fences shall be properly maintained and kept in good condition. All fences must be approved by the Architectural Review Committee prior to installation.

- Exterior Holiday decorations may be put up 30 days prior to and must be removed 15 days after said Holiday.
- Out Buildings/Sheds must match home and must be approved by the Architectural Review Committee prior to installation.
- Drainage pipes require approval and a catch basin may be required as a condition to such approval. In addition from the Architectural Review Committee, all such installations must comply with all applicable governmental statues, ordinances and regulations, including, but not limited to, the State of South Carolina Department of Transportation standards. Downspouts may not be run directly into the HOA drainage system.
- All improvements, driveway connections, and plantings, including, but not limited to, drainage pipes, landscape materials, irrigation systems, walls, and fences, located within the road right-of-way must meet South Carolina Department of Transportation ("DOT") specifications and Horry County guidelines and must be approved by Architectural Review Committee. Lot Owner(s), who make modifications to a drainage run-off ditch (which was intentionally positioned to maintain drainage and prevent flooding in the development) on their property, shall be responsible for damages to neighboring properties and or road damage caused by these actions. The Home Owners Association shall not be responsible for any such roadway repairs due to Home Owner(s) negligence. (This includes design flaws.)
- All plans that are required to have a permit must have one obtained from Horry County before any building can commence. A copy must be sent to the Board of Directors to be kept on file.
- Once Construction of a dwelling or other improvements are started on any Lot, the improvements must be completed in accordance with the approved plans and specifications and within the approved time and must be done in a way that does not unreasonably interfere with neighboring properties.

Please report any issues, place ARB Request, direct questions, and share any concerns you have through Property & Association Management, Patriots Point's Management Agent. In turn, they will answer the questions they can and forward to the Board any request or concerns that need to be handled by the Board of Directors. If you wish to be placed on the agenda at a Board of Directors meeting, please let Property Management know.