

Square Footage Minimum Requirements (all exclusive of attached garages, breezeways, porches and finished basement areas):

One- story	1,100 SF
Two-story	1,300 SF

School District:

PreK – 4 th	Lakewood Elementary School
6 th - 8 th	Norwalk Middle School
9 th – 12 th	Norwalk High School

HOA: HRC Association Management
hoa@hrcassociationmanagement.com
515-280-2014

HOA Fees: (2X Start Up Fee) \$230 annually

Garage Minimum: 2 car

Siding Material: Vinyl, hardiplank (or the like) Siding material variations on the elevation of the home for accent purposes are encouraged.

Fencing: Lots that are not abutting open space must be black vinyl chain link shall not exceed 6' in height.
Lots that are abutting open space must be black vinyl chain link shall not exceed 4' in height.
Lots abutting a landscape buffer must be black vinyl chain link and no higher than 4' in height.
All fences must be approved by Declarant.

Storage Sheds, Play Structure Requirements:

Playhouses, utility buildings, storage sheds, dog houses, or similar structures are permitted; provided that the exterior and the roof of any such structure shall be constructed of the same material, have the same color and appearance as the residential dwelling on the same lot and are located only in rear yards.

Landscaping Requirements:

One tree from a species specified in the covenants. Lot stays mowed, free of weeds, debris, and trash; grass should not exceed 6 inches in height.

Pets: No animals, livestock, or poultry of any kind shall be raised, bred, or kept on any lot, except that dogs, cats and other common household pets may be kept so long as they are not kept, bred, or maintained for commercial purposes. Dogs must be tied or fenced at all times and shall not be allowed to roam free.