

I. VEHICLES and PARKING

1. Each unit is assigned two parking spots and residents are required to park in those designated spots.
2. Units with more than two vehicles are subject to a \$25 per month supplemental parking fee. For the purpose of this section, motorcycles are considered vehicles.
3. Unless a supplemental parking fee is paid pursuant to Section 2 above, residents are prohibited from parking in designated visitor spots.
4. Large vehicles, including, but not limited to, recreational vehicles, campers, trailers or vehicles with three or more axles, are prohibited on Renihan Meadows' property. However, moving vehicles may be used for such purpose during actual loading or unloading.
5. All vehicles must be parked in designated spots with the exception of temporary parking areas designated during certain snow removal operations.
6. Unregistered vehicles, vehicles with expired inspections and/or vehicles not parked in designated parking spots are subject to being towed at the owner's expense.
7. All residents must adhere to snow removal parking procedures as communicated by the Board of Directors from time to time.
8. The Renihan Meadows speed limit is 20 MPH.

II. PETS

1. Dogs are not permitted on Renihan Meadows property with the sole exception of licensed service or emotional support dogs pursuant to ADA regulations. Please note that rescue dogs are not considered service or emotional support animals.
2. There is a maximum of one dog per unit.
3. When on Renihan Meadows' community property, all dogs must be on a leash at all times and be in the owner's complete and immediate control.
4. Dog owners must clean up and properly dispose of all pet waste.
5. There is a maximum of two cats per unit.
6. When on Renihan Meadows' community property, all cats must be on a leash at all times.

III. BUILDINGS and GROUNDS

1. There is a limit of one grill per unit.
2. Grills cannot be used within ten feet of any building or structure per order of the Lebanon Fire Department.
3. Grills must be fully extinguished and completely cooled before storage on deck.
4. All grills must be stored neatly on the back side of each unit.
5. Birdfeeders are prohibited between April 1 and December 1.

6. Only minor vehicle maintenance that DOES NOT involve fluids of any kind (oil, brake fluid, radiator fluid, transmission fluid, windshield washer fluid, e.g.) may be performed on Renihan Meadows' property.
7. Satellite dishes may not be installed on Renihan Meadows' property.
8. Air conditioners must be properly installed so that water does not drip on any portion of the building, deck or front steps. The repair cost of any damage caused by an air conditioner, including, but not limited to, mold, siding, front steps, or window frame/casing will be the full responsibility of the unit owner.
9. No exterior brackets or other support mechanism may be used to secure air conditioners.
10. Any air conditioner installed in crank windows must have clear plexiglass in a matching wood frame to the white window over the air conditioner. Cardboard, Styrofoam, plywood or any alternate material is not permitted.
11. Air conditioners must not make excessive noise
12. Only deck furniture, planters and related outdoor/seasonal items may be kept on decks and such items must be neatly arranged.
13. Clear egress must be maintained on the deck from the unit's rear door to the ground.
14. The structure and appearance of decks should be well maintained and painted with Sherwin Williams Salem Red.
15. No personal items, including, but not limited to, toys, tires, chairs, strollers, bikes, coolers, tables or plows) may be stored outside or on front steps.
16. No clothing, towels, rugs or other household items may be hung from decks, railings or windows.
17. All picnic tables must be returned to common areas after each use.
18. Bicycles may only be stored in bike racks, inside or neatly on decks. Storage is not permitted on or near front steps or in basement hallways.
19. Temporary structures that are designed and/or intended for overnight use, such as tents or campers, e.g., are prohibited on Renihan Meadow's property.

IV. AMENITIES

1. The pool is open from dawn till dusk from Memorial Day weekend through Labor Day weekend.
2. During inclement weather, including, but not limited to lightning, thunder or other such hazardous conditions, everyone is required to immediately leave the pool area. The Association reserves the

right, in its sole discretion, to close the pool at any time, for any reason and for any duration.

3. Pool use is limited to Renihan Meadows residents and their guests. A maximum of two adult guests per unit are permitted at any given time and the resident must be present with their guests at all times.

4. Only bathing suits and designated water shoes may be worn in the pool. Shorts and shoes are prohibited.

5. Gates to pool MUST be closed at all times.

6. The pool's dividing rope is not to be moved, tampered with or used for recreation.

7. No diapered children are permitted in the pool unless wearing diapers specifically designed for pool activity.

8. No one under the age of 15 years old is allowed in pool without adult supervision.

9. One adult may not supervise more than three children at a time inside the pool area.

10. No one with any communicable disease is permitted in the pool area.

11. No spouting of water, spitting or discharge of bodily fluids in pool water or on deck area surrounding the pool.

12. No food or drink is permitted in the pool area with the exception of plastic water bottles.

13. Smoking is prohibited in the pool area.

14. No wheeled vehicles are permitted in the pool area with the exception of wheelchairs or other medically necessary mobility devices.

15. Use of the court is limited to Renihan Meadows residents and their guests and the resident must be present with their guests at all times.

16. No food or drink is permitted in the court with the exception of plastic water bottles.

17. Please limit play to one hour if others are waiting to use the court.

18. Chalk or any marking of any kind is not permitted on the court surface.

19. All trash must be properly disposed from the court.

20. Smoking is prohibited in the court.

21. No wheeled vehicles are permitted in the court with the exception of wheelchairs or other medically necessary mobility devices.

V. TRASH REMOVAL

1. Dumpsters are for the sole use of Renihan Meadows residents.

2. Only household waste is permitted in the dumpsters.

3. All waste must be placed completely in the dumpster and the lids securely closed with the locking pin.

4. The disposal of large items, including, but not limited to, furniture, mattresses, appliances, grills, electronics, hazardous materials is strictly prohibited and must be disposed of privately and off-site.

5. Cat litter must be securely bagged prior to disposal.

VI. COMMON COURTESY

1. Smoking is prohibited in common hallways.

2. No personal items may be stored in common hallways.

3. External basement doors must be locked at all times.

4. Trash may not be stored in any common area or on decks, steps or parking areas.

5. Cigarette butts must be properly disposed of in any common area including, but not limited to, front and/or rear steps, parking lot, lawns and playground.

6. Excessive noise including, but not limited to, yelling, music, motor vehicle operation or door slamming is

not permitted between 9:00PM and 7:00AM. Residents are advised to contact the Lebanon Police Department to report any such nuisances.

7. No fireworks of any kind may be discharged on Renihan Meadows' property at any time. Residents are advised to contact the Lebanon Police Department to report any such incidents.