

Community Rules



1. No resident may be an annoyance or nuisance to other residents. Noise must be kept to acceptable levels during the day time and night time.
2. No sign other than one for sale or one for rent sign (max of 5 square feet) shall be permitted on the unit lot.
3. All vehicles must be in working condition and have current license, registration, and inspection. Parking is limited to cars, pickup trucks (no greater than $\frac{3}{4}$ ton), motorcycles, and vans. No trailers. Violations will result in vehicles being towed at the owner's expense. No vehicle repairs or maintenance may be performed on the Association property. This includes oil changes and washings.
4. No items may be kept or stored outside the unit or in any common area. All items must be kept inside the unit or in the storage closet. This includes but is not limited to trash, trash cans, recycling bins, toys, bikes, grills, basketball goals, pools, and furniture.
5. All indoor furniture must be kept indoors and the exterior areas kept neat and clean. Couches, indoor chairs, plywood, appliances, may not be left outside.
6. Blinds, curtains, and window/door screens must be in good condition and remain installed or placed out of sight inside the respective unit. If you have a screen door it must be white, be operational, and remain closed when not in use.
7. Satellite dishes must be approved by the Board prior to installation. Limit one per unit. Location is restricted to the north side of the community at the property line bordering the storm drainage area. All wires must be completely buried and hidden from sight.
8. No pets are permitted in College Station.
9. Children should be supervised when outside. Please drive carefully.
10. Cigarette butts are considered litter and must be disposed of properly. Do not throw them on the sidewalk, common areas, mulch or grass.
11. No window air conditioning units are permitted.
12. Violations of the rules and regulations may result in a \$50 fine to the owner.