

# The Whispers at Cordova Homeowners Association

## Rules and Regulations

1. No exploration or drilling for oil, gas, or other minerals shall be permitted or allowed on any lot, and no lot shall be used or maintained as a dumping ground for rubbish, trash, garbage, or other waste.
2. No noxious or offensive trade or activity shall be carried on or maintained on any lot in the subdivision, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
3. No mobile living facility or structure of a temporary character shall ever be used as a residence.
4. Trash, garbage, or other waste shall not be kept except in sanitary containers. Trash and garbage containers must be shielded from view from the street or adjacent property except during the hours of normal trash or garbage collection.
5. All structures, improvements, yards, driveways, and landscaping must be diligently and properly maintained in a neat and sanitary condition so as to secure the aesthetics of the subdivision.
6. No animals, livestock, or poultry of any kind shall be raised, bred, or kept on any lot; except that dogs, cats, or other household pets may be kept provided that they are not kept, bred, or maintained for any commercial purpose. In no event shall more than two household pets be kept on any lot at any one time.
7. No sign of any kind shall be displayed to the public view on any lot except one sign of not more than six square feet advertising the property for sale or rent.
8. Any fence constructed shall be in conformity with the Architectural design of the residential structure and shall be made of wood, brick, wrought iron, or other decorative material or shall consist of a growing hedge. With the exception of a growing hedge not to exceed six feet in height, no fence shall be erected nearer to the front lot line of any Lot than the front line of that portion of the residential structure that composes the living area of the residential structure.
9. Utility, drainage, or other easements shall not be fenced in any manner that will prohibit access and use. Drainage easements shall not be obstructed in any way that will alter the natural and normal flow of drainage.
10. No outside clothes lines visible from the street or adjacent property or other items detrimental to the appearance of the subdivision shall be permitted on any lot.
11. No satellite dishes or satellite reception equipment shall be permitted in the subdivision except dishes eighteen (18) inches in diameter or smaller shall be permitted in a back yard, in which case it shall be screened in such a manner as not to be visible from adjacent lots or visible from the street. No visible (from any view) outside antennas, poles, masts, wind mills or towers shall be erected on any Lot.
12. No boats, trailers, motor homes, campers, or other recreational vehicles shall be parked on any lot in the subdivision unless done in such a manner as to not be visible from the street.
13. No radio, stereo, or any other device transmitting sound—live or recorded or any noise from any other source—shall be played in a loud manner. A "loud manner" is defined as any sound intensity which could be an annoyance or nuisance to neighboring units.
14. No outside basketball goals shall be erected on any Lots unless hidden from view.
15. All outdoor cooking, including permanent or portable barbeque grills, shall be screened from view.

**THESE RULES ARE GENERAL IN NATURE. FOR MORE DETAIL OR CLARIFICATION, SEE PAGES 12—15 OF THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS.**