

**RESOLUTION OF THE BOARD OF DIRECTORS**

WHEREAS, the LionsGate Area Homes Association ("Association") is responsible for governance and maintenance of the association community ("Community"); and

WHEREAS, the Association exists pursuant to applicable state law and the Association's governing documents; and

WHEREAS, LionsGate Declarations of Restrictions provide that no change or alteration in exterior color scheme shall be made unless and until such change or alteration has been submitted to and approved in writing by the Architectural Committee; and

WHEREAS, the Association has adopted a Resolution relating to enforcement of the Restrictions and Covenants, which includes the possible levying of fines for non-compliance; and

WHEREAS, THE Association desires to encourage compliance with the Restrictions and Covenants; and

In addition, the Declaration of Restrictions authorize the Architectural Committee to establish in advance and change from time to time certain substantive guidelines and conditions that it intends to follow in make its decisions; and

WHEREAS, the Association's Architectural Committee wishes to adopt reasonable guidelines governing wrought iron or similar style of fence paint colors;

NOW THEREFORE, the Association's Architectural Committee has selected the colors for wrought iron or similar style fence as outlined in the attached exhibit A as the colors, style and guidelines for installation of a wrought iron or similar fences.

Adopted this 21<sup>st</sup> day of February 2016 by the Board of Directors and Architectural Committee of the LionsGate Area Homes Association.

  
\_\_\_\_\_  
Architectural Committee Chair

Gail Messenger  
\_\_\_\_\_  
Printed Name

  
\_\_\_\_\_  
President

MARK SPRAEFER  
\_\_\_\_\_  
Printed Name

LionsGate Area Homes Association  
Board of Directors Resolution  
Exhibit A

Wrought Iron or Similar Fences:

Certain lot owners are only allowed to install wrought iron or similar style fences – see Deed Restrictions for specific information.

- ✓ Cannot fence all the way to the ground; must be a minimum of 3" from ground surface due to surface drainage concerns.
- ✓ Must enclose entire backyard; cannot exclude items on your property such as utility boxes.
- ✓ Wrought iron must be stair-stepped along the contour of the land;
- ✓ Must be Forest green, either pre-cast or painted Sherwin Williams-Black Forest #SW2238 or Sherwin Williams Black of Night SW6993.
- ✓ Fence should be 3 line smooth-top 2x2 posts with dome tops.
- ✓ Should be vertical and horizontal with stair-step on hills.
- ✓ Complete and submit to the Architectural Review Committee the "Neighbor Agreement Form".

The diagram below is typical of a wrought iron fence.

