

Wedgewood Sections 11&12

Summary of Necessary Plan Approvals and Restrictions

Examples of plans requiring Environmental Committee approval:

- All buildings
- Driveways and driveway extensions
- All landscaping, including trees and shrubs not in the original landscape plan. Minor changes with annuals and perennials do not require approval.
- Exterior lighting
- Change to mailboxes, address markers, any permanent exterior ornamentation
- Walls, fencing, electrical dog fences, and all types of seasonal protective screens.
- Patios, decks, gazebos, pools, porches, outdoor fireplaces
- Swing sets, play areas, basketball boards, and similar improvements
- Satellite dishes or antennae (approval for site and screening)
- Exterior Painting
- New or replacement roofs

Examples of General Restrictions:

- Garbage and refuse must be in containers and concealed within buildings
- No outdoor doghouses, animal cages, dog runs. Dogs must have electric dog collar or be leashed at all times.
- No open fires, except for domestic use of commercially made barbeques or outdoor fireplaces
- No fences, other than around a pool (with exception of certain lots in Section 11).
- No storage sheds or storage tanks outside.
- No clothesline

Examples of Landscaping Restrictions:

- All landscaping must be well maintained. Grass can be no higher than 6 inches.
- Grass must be cleared from sidewalks and streets after mowing.
- Landscaping improvements must be made within 60 of completion of new construction. All other landscape modifications must be completed in submitted plan time line not to exceed 12 months.
- All lots and buildings need to be maintained, not overgrown or in disrepair
- Swing sets, playhouses, and out structures shall be made of natural materials.