

Outdoor Lighting & Illumination Rules

All permanent outdoor lighting installations, including but not limited to landscape lighting, architectural accent lighting, and decorative lighting systems, must receive prior written approval from the HOA.

Lighting installation must be designed and maintained in a manner consistent with neighborhood standards and must not cause a nuisance, detraction, or disturbance to neighboring properties or passerby. Permanent programmable lighting systems (e.g., color-changing eave or trim lights) are permitted but may not operate in a manner that is disruptive or visually intrusive.

The following guidelines apply:

- **Brightness and Directions:** Lights must be directed or shielded to minimize glare and prevent light from spilling onto adjacent properties, streets, or open spaces.
- **Flashing and Motion:** Animated, flashing, or strobe lighting effects are not permitted outside of temporary seasonal displays.
- **Programmable Lighting:** Permanent programmable systems may display color-changing or static lighting.
- **Hours of Operation:** Flashing, strobe, or color-changing lighting effects must be turned off by 10:00 p.m. Static lighting may remain on.
- **Seasonal Displays:** Temporary holiday lighting is permitted. Lights, decorations, and displays should be removed within 30 day after the holiday; however due to winter weather conditions, holiday lighting installed for the December holiday must be removed by March 1st.

The HOA reserves the right to require modification, limitation, or removal of any lighting installation deemed excessive, disruptive, or inconsistent with community standards.