

**A GUIDE TO BRANDYWINE BAY COVENANTS**

To assist you the following is an outline of the most common questions concerning the Brandywine Covenants.

**FENCES:** Maximum allowable height is 60 inches (5 feet), to be installed from the rear corner of the house to the side property line ONLY. If bordering the golf course an opening for ingress or egress is a must. Request must be submitted in writing indicating location and the type of fence requested. Prior approval required.

**GAS TANKS:** Maximum allowable outside tank is 50 gallons and must be screened with either large shrubs or material to match house. Gas tanks larger than 50 gallons must be buried in the ground.

**CLOTHES LINES:** Prohibited.

**BURNING OF TRASH, LIMBS, ETC:** Prohibited.

**HVAC:** Must be screened by large plants or material matching house.

**ANTENNA (RADIO/TV):** The following are not allowed: ham radio towers, TV antennas or large satellite dishes. Small satellite dishes are acceptable with prior approval of location.

**DRAINAGE/DRIVEWAY:** A 15-inch culvert minimum is required for all driveways.

**IRRIGATION SYSTEMS:** No prior approval is required.

**BOATS/TRAILERS/CAMPERS:** Prohibited on any property for longer than one (1) week, this applies to all size boats and trailers. A private storage area is available at a small fee. For access to the area call the Boat Storage Coordinator.\*

**HOME/LOT APPEARANCE:** All changes in the outside appearance of your home or lot (paint, deck, screened porches, tree removal, roofing, etc) must have prior approval. All lots must be well maintained. No rubbish or trash is permitted to remain on any lot.

**DETACHED STRUCTURE:** No shed, tent, shack, barn, storage units or other outside buildings shall be erected on any property.

**PETS:** House pets shall be on leash when off the premise of the owner; this includes dogs and cats. Owners must pick up the solid waste of their pets when off their own property.

**SIGNS:** Only "For Sale" or "For Rent" signs are permitted on the property and shall not exceed 2 feet by 2 feet. By Amendment dated November 28, 2005 "sand blasted" signs are no longer a requirement. SIGNS ARE NOT PERMITTED AT ENTRANCES OR ALONG STREETS, INDICATING "open house," "garage sale," "yard sale," etc.

Remember if you are in doubt or have a question on your project feel free to call any member of the Architectural Control Committee.

**Chairman ACC\***

\* - consult the Soundwaves or the Committee Chairpersons page of this website to identify the Chairman of the ACC and the Boat Storage Coordinator