

11. **Basketball & sport Goals.** Moveable basketball or sport goals or nets is not allowed on the street unless in use. When not in use, store upright at least 15' from the street. Permanent basketball goals must be approved by the ACC.

12. **Graffiti.** Graffiti should be removed as immediately as possible. Contact the A-Team for help 210-681-2983.

13. **Remodeling & Moving Storage Containers.** Containers such as pods or industrial trash bins may be kept in the driveway only for 30 days, unless authorized by the Association.

14. **Building & Landscaping Project Materials.** Materials such as dirt, sod, lumber, etc. may only be kept in the front for 2 weeks.

15. **Flagpoles.** ACC approval is required for flagpoles. One residential height in-ground flagpole per home.

16. **Play Equipment.** Children's play equipment must be installed in the back yard.

17. **Roofs and Gutters.** Roofs and gutters must be kept clean and in good repair.

QUESTIONS?

Have any questions? Please feel free to contact the Deed Restriction and Architectural Control department, also known as the DRACO team!

You can give them a call about any Architectural, deed or rule violation type of question: 210.681.2983

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GREAT NORTHWEST
COMMUNITY IMPROVEMENT ASSOCIATION, INC



LOT AREA & FRONTAGE

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GUIDELINES

Article VI, Use Restrictions, Section 65 (lot area & frontage). Every dwelling erected on any lot shall front or present a good frontage on the street on which said lot fronts. Dwellings on corners shall have a presentable frontage on all streets on which the particular corner lot abut. No dwelling shall be erected on any lot having an area of less than 6,00 square feet, nor a frontage of less than 5,400 linear feet at the minimum set back on the street on which the lot front, unless such lot is platted as a separate lot in the aforesaid plot.

This is a very important restriction; every resident must present a “good frontage,” Which means if its non-decorative items, it should not be seen from the street.

GUIDELINES

Maintaining Homes and front yards of homes preserves property values and makes all homes and the neighborhood look better. Seek ACC approval before making any changes and use these guidelines in caring for your home and yard:

1. **Grass.** Maintain lower than 8.” Trim grass from hard edges including the street curb.
2. **Trash & Recycle Containers.** Store containers out of sight. After trash or curbside materials are picked up, retrieved and store containers as soon as possible.
3. **Bulk & Charity Pick Up.** Clearly mark, and set out on the date of pick up, any items for city or charity pickup.
4. **Holiday Lights.** Put holiday lights and decorations up to 2 weeks before and take them down 2 week after the holiday,

5. **Non-Decorative Items.** Do not store non-decorative items in the front of the home or garage. Store such things out of sight.

6. **Rain Collection Devices.** Rain collection devices that visible from the street must be approved by the ACC.

7. **Home Colors.** Earth tone colors must be in harmony with surrounding homes and be approved by the ACC. One color can be used for trim and a second color for the rest of the house. Paint must be maintained in good condition and be uniform on all sides.

8. **Siding Materials & Windows.** Rotting damaged, missing, chipped, dented or broken wood, brick, stone, glass siding, trim, windows or doors must be replaced.

9. **Sidewalks & Traffic Signs.** Trees or bushes cannot block sidewalks or traffic signs. Dead trees and bushes must be removed.

10. **Vegetable Garden.** Non-decorative vegetable gardens are prohibited in the front of the home.

