

Addendum to Section 5.2.5 of the Design Guidelines and Section 12 of the Community Guidelines:

Interior lot fencing shall be permitted in Willow Glen (Filing No. 3) based on the following criteria:

1. Fencing shall generally be located in the rear yard, minimizing the visibility of the fenced area to the front of the home. The fence area shall be attached to the home and shall not be permitted along property lines.
2. All fencing shall be open view fencing to match the fence installed along the perimeter of the Pine Creek Golf Course. No wire mesh or other material may be used in addition to the steel fence material.
3. The color of the fencing shall be green (Kwal 8596N "Olympic Pine") to match the golf course perimeter fencing and minimize the visual impact of the fence by blending it into the landscape.
4. The maximum height of interior yard fencing shall be 4' and shall not be placed closer than 5' to a side property line or 15' to the rear property line. Fencing installed on corner lots shall not be placed closer to the street than the home.
5. The proposed enclosed area shall not exceed 600 square feet unless extenuating lot circumstances exist which would permit a larger enclosed area that does not overwhelm or otherwise unreasonably encroach upon the adjacent property(s) in the sole opinion of the Architectural Review Board.
6. The Architectural Review Board reserves the right to require additional landscape on the exterior of the view fence to minimize the visual impact.

Adopted this 22nd day of July, 1999, by the Architectural Review Board in accordance with Section 9.3 (a) of the Declaration of Covenants, Conditions and Restrictions for Pine Creek Village at Briargate.