

To All Woodmere-Trentwood Residents,

As shown on your property deed when you purchased your property in Woodmere-Trentwood, you agreed to adhere to the covenants of the POA. The covenants have subsequently been revised and renamed the Reservations and Restrictions (R&R's). These were voted on by the residents in 2008, and reviewed by the Board in 2015, with no changes deemed necessary. This year's Board of Directors has developed a short checklist so individual property owners could have a quick check of their property's compliance. Below is that checklist.

The Board would also like to remind property owners that if you rent out your house, you are responsible for compliance to these R&R's by your tenants. It should be a stipulation in the tenant's lease, or an additional duty by the rental manager.

The Reservations and Restrictions can be viewed in its entirety at www.woodmere-trentwood.com

Thank you for your cooperation.

Russ Ciccotti
POA President

PROPERTY MAINTENANCE CHECKLIST

To assist each homeowner in keeping track of the many maintenance items that require attention in a house, the Woodmere-Trentwood POA Architectural Committee has compiled this useful checklist. Based on the Woodmere-Trentwood R&R's, that are included in each property deed, we recommend that each homeowner review it annually.

OUTSIDE AREAS *

- Trash containers placed in garage or not visible from street/golf course
- Yard landscaping needs trimming-weeding-edging
- Front lamppost is in need of repair/repainting
- Exterior lights in need of repair.
- Gas tank is properly screened from road/golf course
- Exterior surfaces need repair/repainting
- No more than two vehicles regularly parked in driveway**
- Mailbox needs repair/replacement
- Gutters/downspouts need to be repaired
- Siding needs repair or cleaning of mold/mildew
- Rooftop shingles/sheathing needs repair/replacement
- Excessive pine straw/leaves on roof
- No clothes lines on property

* All resident pet owners are responsible for maintaining a sanitary environment by picking up pet waste.

** Vehicles should be parked in driveways or areas designated for vehicles. The front, side, or back yard is not designated a vehicle parking area