

## **PATIO AND BALCONY POLICIES**

**THE FOLLOWING RULES AND REGULATIONS FOR THE PATIOS AND BALCONIES KEEP OUR PROPERTY IN COMPLIANCE WITH THE CITY AND OWNERSHIP RULES. PLEASE REVIEW THE FOLLOWING GUIDELINES REGARDING PERMISSIBLE PATIO/BALCONY MATERIALS AND ITEMS.**

- One (1) grill. No charcoal or wood-burning grills on balconies. (Electric ONLY)
- Grills **MUST** remain ten (10) feet from any building while in use and kept away from the building until completely cooled.
- Two (2) lawn chairs and one (1) small table.
- Balconies and patios may not be used for storage. The only items permitted will be patio furniture, one grill.
- Potted or hanging plant baskets are allowed. Please be courteous of residents below when watering if you reside on the second or third floor.
- Seasonal and holiday decorations may exist for a period of 90 days. All decorations must be removed no later than 30 days after the holiday has passed. No extension cords are allowed through the patio/balcony door.
- Children's toys must be kept orderly and must not extend off of the patio (if in a first floor unit).
- Fencing around first floor patios is allowed, however it must be decorative in nature, must not be homemade, must sit against the edge of the patio concrete, and must not exceed 18" in height.
- Fencing around balconies must not exceed the height of the balcony and no homemade fencing is allowed. Chicken wire is not allowed. The resident is responsible for any damage caused to the balcony from fastening a fencing apparatus.
- Storage containers are allowed provided they are a maximum of 3' x 3' in size.
- Ashtrays must be covered when not in use to prevent disassembly by the wind onto other patios and balconies.
- Large ashtrays (i.e. tin cans, milk pails, etc.) must be hidden from view and properly covered. Any residents found discarding cigarette butts from a balcony will be in violation of their lease, subject to daily fines, and placed in non-renewal status.
- Residents with a patio may plant flowers in the ground.

### **PROHIBITED PATIO AND BALCONY ITEMS:**

- Charcoal grills or any items with an open flame for upper level units
- Satellite dishes
- Bird feeders (Keep in the grassy areas only)
- Tiki torches
- Furniture not intended for outdoor use
- Moving boxes
- Railing coverings (i.e. bamboo shades)
- Excessive clutter
- Bikes
- Uncovered ashtrays
- Turkey fryers
- Laundry or beach towels hanging from the balcony or patio area for any purpose
- Trash