

Wedgewood Cove Homeowners Association

P. O. Box 550142, Davie, FL 33355

Phone (954) 696-9565

Rules & Regulations - Updated April 2011

These Rules & Regulations are additional to those found in the “Declaration of Covenants and Restrictions for Wedgewood Cove at Shenandoah”.

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- Satellite dishes are permitted, provided that the dish is located in the rear of the house or out of sight from street view. Wires must be neatly fastened to adjacent roof or wall (no antennas).
- Fences can be of wood, PVC or metal. ALL fences must be white in color. Fence installation requires **prior** written approval from the Design Review Committee (DRC) and the Town of Davie. Chain link fences are not allowed other than for temporary construction purposes.
- Lawns and landscaping must be maintained and trimmed in a clean, neat and attractive condition without weeds, underbrush or other unsightly growth. No debris or unsightly objects are allowed to remain anywhere in the property. Major landscaping projects require written DRC approval.
- There is only one design of mailboxes approved for Wedgewood Cove. Mailboxes must be white in color and shall be maintained and replaced if damaged by the homeowner.
- Exterior house painting must have **prior** written approval by the DRC, **even if the house is to be re-painted in the same color**. The DRC maintains a catalog of approved colors, available to homeowners upon request. Additional colors might be added or discontinued by the DRC.
- All exterior trim, garage and front doors, window frames and sills, etc. must be painted in white.
- Screen doors require written DRC approval **prior** installation. They must be white in color.
- Hurricane shutters, roll-ups and impact windows must be white in color. They require written DRC and Town of Davie approval **prior** installation.
- Roof replacing requires written DRC approval **prior** installation. Homeowners must choose roof tile's style and color from the approved Wedgewood Cove tile's list. Roof installation also requires approval from the Town of Davie and Broward County. Roofs must be maintained and pressure cleaned by the homeowner when needed.
- Exterior modifications to the home (i.e. construction, major landscaping, etc.) must have **prior** written approval by the DRC and the Town of Davie.
- Driveways / walkways may be constructed of concrete, stamped concrete or pavers. They require **prior** written DRC approval for design and color. Asphalt driveways do not require DRC approval.
- Pets **must be leashed at all times**. Pets might be walked outside the owner's property provided that
- the Town of Davie laws are followed when doing so. **CLEAN UP AFTER YOUR PET: IT'S THE LAW.**
- Parking is limited, therefore **do not block PASSAGE, sidewalks or neighbor's properties**.
- Trash / recycling containers might be placed on the sidewalk in front of the corresponding property
- **ONLY on the same day of trash / recycling pickup**. At the end of that day, these containers must be placed in an area **NOT VISIBLE** from street view or adjoining lots until the next trash / recycling pickup day.

Thank you for abiding by these rules. In case of doubt, please contact the DRC at (954) 696-9565.