

Wind Drift Master Declaration

7.11 Landscaping and Grounds. All Residences shall have landscaping from the side-fence (as defined herein) to the front Lot line of the Lot completed within ninety days of possession of the Residence. Each Occupant shall cooperate with the reasonable needs of the Association concerning maintenance of the front yards in the Subdivision.

ARTICLE VIII

Lake Area Use Restrictions

8.01 General. The Lake Area shall consist of (i) Water Access Areas; (ii) Private Waterfront Areas; and (iii) the Lake.

8.02 Rules Regarding the Lake Area. The Board shall have the exclusive authority to regulate the use and operation of the Lake Area and may establish rules regarding all related matters, including but not limited to: landscaping and maintenance of the Private Waterfront Areas and Water Access Areas; storage, launching, recovery, mooring, maintenance, overhauling, operation, and repairing of watercraft; fishing and other aquatic activity; storage of equipment and personal property of every kind; the disposal of sanitary sewage and garbage; and use of the water-front Access Areas and the Waterfront Facilities. All Owners and residents shall abide by such rules and shall be responsible for all acts of their family, guests, invitees, and Designees. The Board shall have the right to supplement, amend, change or revoke such rules without advance notice.

8.03 Swimming. No swimming shall be permitted in the Lakes, except in case of an emergency.

8.04 Right-of-Way. Declarant hereby reserves to the Association the right to enter upon and use the Private Waterfront Area for any lawful purpose in connection with the creation, use, operation, maintenance and repair of the Lake. Such usage may not interfere with the Owner's use thereof for any unreasonable time period.

8.05 Emergency. Declarant hereby reserves the right to all permitted users of the Lake to enter upon and use a Private Waterfront Area, but only in case of an emergency situation.

8.06 Private Waterfront Area/Waterfront Facilities. Except for the rights reserved above in this article, all Private Waterfront Areas are for the exclusive use of the Owner or

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Occupants of the Lot or Parcel to which the Private Waterfront Areas are appurtenant and for owner's family members, guests, Tenants, agents or Designees. Without the prior written consent of the Architectural Committee, no Owner of a Private Waterfront area shall construct, maintain or locate any Waterfront Facilities on such Private Waterfront Area. No such facility shall be permanently attached to the bed of the Lake, but shall be capable of floating at anchor at the Lake end of the wharf or other facility. All such Waterfront Facilities may be used only for the accommodation of private watercraft and other noncommercial, recreational purposes. Each Owner of such Waterfront Facilities, including those located on or in the Lake, shall, at his sole expense, maintain such Waterfront Facilities and all areas of the Lot viewable from or across the Lake in neat and clean appearance, and in good and safe condition and repair.

8.07 Boats and Watercraft. Unless otherwise approved in writing by the Board, only the following watercraft shall be allowed in any Lake Area: power boats operated by the Association or the Declarant for maintenance, safety, tour or other community purposes; sailboats; canoes; kayaks, paddle boats; and electrical or battery operated boats. Except for the Association's and Declarant's boats, no gasoline or other combustible powered boats shall be permitted. No watercraft shall be used for residential purposes (whether temporary or permanent). The size of all watercraft shall be subject to restriction by the Board. All watercraft must be registered with the Association and must bear assigned identification numbers. No watercraft shall be operated so near the shore of the Lakes as to unnecessarily disturb the Owners, Residents or Tenants or otherwise create a nuisance.

8.08 Lake Patrol. One or more persons may be named by the Association to constitute the Lake Patrol. The Lake Patrol shall have the authority to restrict the usage of the Lake Area by any person or watercraft due to negligence in the operation of a watercraft, or violation of any safety regulation or Association Rule regarding Lake usage or for reasons elsewhere set forth in this Declaration. Any person whose use of the Lake Area is restricted by the Lake Patrol may request review of such restriction by the Board, the decision of which shall be binding.

ARTICLE IX

Architactural Committee

9.01 Creation of Committee. There is hereby established the Architectural Committee of the Association (the "Committee"),