

**CASTLE HILLS RESIDENTIAL ASSOCIATION, INC. RULES & REGULATIONS**  
**Adopted 2/15/05 revised 3/1/15**

**GENERAL**

1. Every lot in the development is subject to mandatory Residential Association dues. Privileges to use the Castle Hills Residential Association services and facilities can be revoked for non-payment of dues, in addition to liens on the lot.
2. Trash cans must be located either in the garage or in such other place that the Association designates, screened from public view. It is allowable to store your trash can on the trash can pad in your alley. Trash shall be stored in the District provided sanitary container.
3. No owner shall dump lawn clippings, oil, paint, chemicals, building materials or hazardous chemicals in public areas or vacant lots.
4. Yards must be maintained in a neat and reasonable manner.
5. All shrubs, trees and other landscape should be trimmed so they do not extend out over or hang over the sidewalk, street, or other common areas.
6. Any changes to an estate, including sculpture, plantings or landscape bed changes (this does not include seasonal color), swing sets, play houses, fence changes, pool additions, and signage etc., need approval from the Resident Architectural Review Committee (RARC).
7. Painting the exterior of the home, as improvement, only requires RARC approval when the existing color is being changed.
8. All wood piles, A/C equipment, pool equipment, etc., must be screened by either wood fencing or landscape.
9. No boat, RV or trailer storage is allowed unless it is garaged.
10. No portion of a garage may be leased or rented or otherwise occupied. Garages may be used for storage or parking vehicles only.
11. No temporary structures (including storage buildings, play structures, swing sets, etc.) may be placed upon the lot without approval from the RARC.
12. Pets are allowed, but are not allowed to become a nuisance to other lot owners. Please remember a barking dog is a nuisance. All pets (dogs and cats) must be leashed or under the control of the owner at all times. Pet (dog and cat) owners are required to pick up after their animal and dispose of the feces in a sanitary manner. This pertains to all public areas and other owners' properties.
13. No TV antennas are allowed. Small satellite dishes (less than one meter) are allowed with RARC approval.
14. All activities, whether individual or group, should be conducted at a noise level that is reasonable and not disturbing to other owners. Each owner is responsible for the conduct and behavior of their children and guests and for any property damage caused by such persons.
15. Vehicles, toys or bicycles are not allowed to block or interfere with the pedestrian traffic on the sidewalks.
16. No unattended play toys, bicycles, tricycles, scooters or other equipment may be placed in the front yard or areas visible from the street or adjoining property. This limitation also applies to all properties that have wrought iron fences.
17. Garages and driveways are to be used for the parking of vehicles. Please limit parking on the street to one car per household for no longer than 24 continuous hours. It is understood that everyone has guests from time to time and need to park on the street; in these circumstances, please be considerate of your neighbors. Cars parked on the street should be parked in the direction of traffic. Vehicles should not be parked on sidewalks, curbs, or grass.
18. No part of any lot shall be used for any business, commercial or non-residential purpose.
19. The maximum speed limit within Castle Hills is 25 miles per hour, unless otherwise posted, and should be observed at all times.