Solar Panel Policy

Installation of solar panels is allowed in Carolina Colours subject to the following conditions:

- Panels must be installed on the rear facing roof.
- Panels should not be visible from the street or neighbors on either side of the house.
- No tree removal to allow more direct sunlight will be approved.
- Panels must be installed on the same plane as the roof.
- Free standing panels in yards are not allowed.
- Installation plan with detailed drawings must be submitted to the Improvement Review Committee for approval.

3-22-21

Flagpole Policy

When requesting permission to install a flagpole, the following guidelines should be considered and incorporated into the requesting documentation. The guidelines pertain only to vertical free standing flagpoles, not the 4' type that hang from a holder attached to the house or porch.

- Flagpoles shall not exceed 20' in height if in front of a one story home or 25' in front of a two story home.
- Flagpoles should be in front yards centered with the front of the house
- Flagpoles should contain no more than 2 flags
- Lighting of a flagpole must be achieved by "up lighting" from directly under the flagpole. Horizontal lighting from a distant source is prohibited.
- Standard flag protocol with the American flag always flown in the top position on the flagpole must be adhered to.

Submittal for approval of a flagpole installation must contain the following:

- Plot plan of the lot with the house location and proposed location of the flagpole. Dimensions showing proximity to the house, driveway, street/sidewalk and property lines.
- Height of proposed flagpole
- Material flagpole is made of and manufacturer
- Any proposed lighting fixtures.

All requests for installation of a flagpole will be reviewed by the Improvement Review Committee.

2-21

Wildlife Policy

Carolina Colours is developed in what used to be isolated timberland. Consequently, we share this environment with indigenous wildlife. While this is a wonderful aspect of living in Carolina Colours, it also poses several issues regarding safety for both the residents and the wildlife. The following guidelines for successful co-habitation with our wild neighbors come from the NC Wildlife Resources Commission

Bears

- The Black bears that are here are not an aggressive species unless you come upon a female with young cubs. Even then they will try to avoid humans. If encountered, stop where you, wave your arms and holler loudly to let the bear know you are there. Slowly back away and give the mother and cubs time to leave the area.
- Black bears are always looking for food....DO NOT FEED THEM.....or provide food sources such as bird feeders, grills, pet food dishes, or trash cans. If bears are seen in your area, immediately remove all possible food sources for a period of at least two weeks. Once food sources are not readily available, the bear will move on to greener pastures.
- Report any bear sightings to the HOA office so that a community wide email can notify residents.

Alligators

- Alligators are present in most all of our ponds in Carolina Colours, as well as in Brice Creek.
- The main food source for alligators is fish, turtles and small mammals
- Residents around the ponds should be careful of letting small dogs and cats roam the pond shoreline.
- You should never feed the alligators
- The NC Wildlife staff will not remove alligators from our ponds unless they are proven to be a significant hazard to human safety

Turkeys

- Having made a dramatic comeback in population in the last 50 years, the turkey presents no threat to human safety or to pets. Occasionally you will encounter a turkey that acts aggressive and may even attack a car (seen in Taberna) but it is usually during spring mating season.
- Feeding turkeys may also attract deer and bear and is not recommended.

Deer

- Deer are the most prevalent of local wildlife in our area and are becoming very used to cohabitating with humans. Deer move mostly during evening and night hours. Deer are generally very wary of human interaction and pose no safety issues for residents except when they cross roads, especially at night. Report any collision with a deer to the local WRC officer.

- Deer food sources are usually scarcest during winter months but feeding them is not recommended. Even though we do not directly feed deer, we do feed them with our landscaping and flowers (especially pansies). Always check to be sure your choice of shrubs are not a favorite deer food source.

Coyote

- Rarely seen during daylight hours, this relative of the canine family is an invasive species in NC.
- Coyotes are known to eat most anything including small pets. Never feed a coyote.
- Coyotes have been known to carry rabies.

As a rule, the Association encourages you to observe and enjoy our wild neighbors in Carolina Colours, but do not feed them or encourage domestication. Always report any unusual sighting or behavior of wildlife to the Association office so that wildlife professionals may be contacted.

Landscape Policy

The goal of the Landscape Policy is to promote sensitive enhancement of the natural wooded environment of Carolina Colours by encouraging landscaping that that has a natural theme and softens the effect of created hardscapes. To accomplish this, landscape plans should include naturally occurring species and colors that are in keeping with the individual site as well as the overall neighborhood. The retention of existing natural vegetation on the site is the most practical way to begin this process. The use of professional landscapers is an essential part of a successful outcome to landscaping in that they are aware of local soil conditions, drainage issues, predators (deer), and provide a one year warranty on plant material.

Design guidelines

- Foundation plantings should be evergreen species
- Minimum size for foundation plantings is 3 gallons
- All foundation surfaces facing a roadway must have foundation plantings
- Any lot that does not have at least two existing trees in the front yard must plant at least two major trees in the front yard. The trees should be a minimum of 2' caliper and at least 10-12 feet tall. Lots with less than 70' of frontage require just one tree to be planted. Palm trees are unacceptable species.
- Sod shall be required in all front yard areas, including street right of way, not in planting beds or natural areas. The sod shall continue along both sides of the house to the rear wall. Back yards may be sodded or seeded.
- Vegetative screening of HVAC systems is encouraged

Submittal requirements

- Plans must show the lot lines and the location of the home, driveway and any other structures. Plans should show all existing natural trees in the front and side yards.
- Plans should show the location, species (common name), and container size of all plantings to be installed
- Plans should show the areas to be sodded along with variety of grass to be installed.
- Grading and drainage plans or facilities should be shown along with ultimate outfall location. This includes gutters and downspouts.
- **Plans MUST be signed by the homeowners**

Bayberry Driveways

During construction, driveways in Bayberry have been created in varying widths, and all were approved during the approval process. The narrowest of driveway widths has been 18' and as homeowners sometime find out, that is not adequate with larger vehicles. The Board of Directors has reviewed the situation and developed the following policy for Bayberry driveway expansion.

- 18' driveways may be widened to 21'
- The additional width for the driveway must begin at the property line with a 45 degree taper to the desired width, then continue parallel to the existing driveway to the garage.
- All request for driveway expansion must be submitted to the Improvement Review Committee for approval.