

## Morgan's Crossing Covenants Quick Guide:

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- **Association dues are mandatory.**
- **Once notified, owners must remedy violations of the covenants within 30 days or membership is suspended.**
- **No Signs of any kind (except "For Sale").**
- **Parking on the street is prohibited (other than visitors).**
- **No mobile home or trailers allowed in development.**
- **Boats and campers must be parked in a garage.**
- **Pets must be on a leash when outside (unless they are within an allowable fence).**
- **Each owner has a responsibility to prevent nuisances such as- noise, odors, and unclean conditions.**
- **Any recreational vehicle or motor home stored in the development for more than 24 hours is considered a nuisance and may be removed from the development.**
- **The pursuit of hobbies or other activities, including assembly and disassembly of motor vehicles, which cause disorderly, unsightly, or unkempt conditions is prohibited.**
- **Sheds, tool storage areas, workshops, or outbuildings must be concealed by hedges, latticework, or screening.**
- **No exterior antennae of any kind.**
- **No trees can be removed except those that are diseased or dead, those needing to be removed to promote the growth of' other trees or for safety reasons, or trees within 10 feet of the residence, driveway, walkways, or septic field.**
- **All garbage cans and woodpiles must be concealed from view of neighboring streets and property.**
- **The discharge of firearms (BB guns and pellet guns are included) is prohibited.**
- **Fences must be wood with wood color or white and are restricted to back or side yards only. Chain link fences are not allowed.**
- **Statues, statuary concrete and/or cement figures and birdbaths cannot be visible from any street.**
- **Motorcycles and ATV's are prohibited, (Remember that Georgia Law states that any gas powered vehicle, including go-carts, can be operated only by licensed drivers above the age of 16)**
- **No aboveground swimming pools.**
- **No exterior clotheslines.**
- **Mailboxes must be maintained in good state of repair.**
- **Any detached garage must be of similar architecture as the house with roofing, siding, and facing of similar material and color of the house.**
- **No window air-conditioning units.**