

DISCUSSION ITEM

AR#2 - Holiday Decorations Update

New AR-2 insert for Holiday Decorations (delete old paragraph in entirety).

F. Holiday Decorations

Holiday decorations and lighting are permitted without the necessity of an application as long as they are tasteful and only during a holiday period as defined below, subject to such determination by management or the Covenants Committee. The following rules apply:

- a. All decorative lighting must be turned off the day after a holiday period.
- b. All decorations, including all lighting, must be removed from the exteriors of units, including doors, windows, brick walls, railings, and columns, and from the common element, including bushes and trees, within two weeks after the end of a holiday period.
- c. The holiday periods are only December 1st through January 6th and October 1st through October 31st.
- d. Decorations or lighting are permitted during holiday periods on doors, door frames, posts, columns, or exterior brick walls. Care must be exercised during installation to avoid damage to any materials, including to any brick or woodwork. No drilling of the brick is allowed; proper, non-damaging attachment to the mortar joints is acceptable. Any and all damage will be the full responsibility of the unit owner to repair or replace.
- e. Temporary lighting and decorations on and between shrubs and trees on common elements is permitted during holiday periods but must be completely removed within the time lines specified above. Due care is required in both installation and removal to prevent any damage to the plant material. Electric cords must not create trip hazards or impede use of Association sidewalks or they will be removed by Parkfairfax at the unit owner's expense.
- f. Decorations or lighting during holiday periods may extend onto the common element but only directly in front of the applicable unit. Communal decorations extending in front of other units may only be

installed with the express written permission of all impacted residents and are subject to all of the above listed restrictions.