

CARPENTER VILLAGE TOWNHOME ASSOCIATION, INC.

SATELLITE DISH AND ANTENNA RULES AND REGULATIONS

The Federal Communications Commission (“FCC”) allows you as homeowners the right to install a satellite dish or antenna on your property. The Association may, however, implement reasonable rules and regulations regarding the location of such dishes and antennas. The following outlines the Association’s rules and regulations regarding the presence of satellite dishes and antennas on the property:

1. **Size** – Satellite dishes and antennas that are one meter or less in diameter may be installed upon the premises of your individual unit as outlined below. Satellite dishes and antennas whose diameter exceeds one meter are prohibited.
2. **Location** – Satellite dishes and antennas should be located on the rear exterior wall of the townhome in a location not visible from the street. Installation is **not** permitted on any common area. Further, installation is not permitted if a portion of the satellite dish or antenna is installed in such a fashion that it would extend beyond the owner’s property into common area.
3. **Maintenance** – You will have the sole responsibility for maintaining your satellite dish or antenna and all related equipment. Owners will be required to temporarily remove their satellite dishes or antennas if reasonably necessary for the Association to paint or make repairs to the exterior of the building. **Please be advised that any damage that is caused by the installation of your satellite dish to the exterior of the building will be the primary responsibility of you as the homeowner to repair.** For example, if you have your satellite dish mounted to the siding or exterior trim on the rear of your unit and significant damage or wood rot is caused as a result, you as the homeowner are responsible for the cost associated with making the necessary repairs. Please make sure that when the technician installs the mounting bracket to your home that he is aware of this and properly seals any holes where water or moisture could penetrate into the structure.
4. **Removal and Damages** – You must remove the satellite dish or antenna and all related equipment before moving out of the dwelling. You must pay for any damages and for the cost of repairs or repainting which may be reasonably necessary to restore the premises to its condition prior to the installation of your satellite dish or antenna and related equipment.