

WOODED GLEN SECTION I HOMEOWNER'S ASSOCIATION, INC.
ARCHITECTURAL GUIDELINES:
(Including proposed revisions through August 9, 1999)

1. No Living Unit or other structure or improvement shall be commenced, erected, placed, moved, altered or maintained, and no exterior addition to or change (including any change in color) or alteration shall be made, until complete plan and specifications therefore, together with such other information as shall be requested by the Architectural Control Committee, shall have been submitted to and approved in writing by the Architectural Control Committee as to harmony of external design, color and location in relation to surrounding structures, natural vegetation and topography (Art. X, 10.01, Book 6187 at Page 729 of Fairfax County Land Records). Applications shall be submitted to the Committee in an original plus five copies. Applications shall contain detailed drawings of changes to be made. Such drawings shall clearly indicate the location of existing structures, and property boundary lines.
2. No work on the proposed changes, additions or improvements may commence until written approval of the of the Architectural Committee has been received.
3. Once approved, construction must be completed within six (6) months and must be done in a way that does not unreasonable disturb or interfere with neighboring units. Applicant has the responsibility for the timely removal of any debris resulting from the construction.
4. Construction must meet all zoning, building codes and laws of the County of Fairfax. Approvals granted by the Architectural Control Committee shall not be construed as a waiver or modification of any such code or law.
5. Where applicable, utility easements are to be marked before any excavation is started. This service is provided free of charge by agencies involved and is required in order to provide for your safety. For locations of underground telephone, electric, cable TV, gas, water and sewer lines, REMEMBER - 48 HOURS BEFORE YOU DIG - CALL "Miss Utility" at 1-800-245-7777. There is a FINE if underground cables or conduits are severed.
6. Fencing. Fencing is considered an appropriate addition at the discretion of the individual homeowner. It is to be confined along the back property line with the sides of the fence extending no more than four (4) feet forward of the rear of the house. Fences will normally be constructed of wooded materials, be of the "open" type and not exceed four (4) feet in height. Chain-Link and wire only type fencing generally will not be favorably considered. All fencing must be maintained, intact, and in good repair at all times. The materials, construction design and color must be consistent with that of the house and be approved specifically by the Architectural Control Committee. Privacy fencing is limited to road footage along the back property line, and/or around swimming pools as required by Fairfax County.
7. Decking. All decking is to be confined to the rear of the house. A small wrap-around deck along a portion of the side of the house will be considered. The construction designed must be approved specifically by the Architectural Control Committee. Requests for construction of decks will be reviewed as to size, location, specifications, and general conformance with governing documents.
8. Swimming Pools. Pool construction will meet or exceed the specific codes of Fairfax County. The construction design must be approved specifically by the Architectural Control Committee.
9. Misrepresentation of any items in an architectural request, either oral or written, may void approval by the Committee.
10. Antennas. Applications for outside direct broadcast satellite (DBS) receiving antennas will generally be approved by the Architectural Control Committee as a matter of course provided: (i) The receiving antenna shall not exceed 20 inches in diameter, (ii) the antenna must be placed no closer to the front of a lot than the mid-point between the front and the rear of the principal residential structure on a lot, and (iii) the top of the antenna shall not exceed 24 inches above the highest point of any existing structure on the lot. Further, an antenna must be harmonious with the external design, color and location in relation to surrounding structures, natural vegetation and topography.
11. For sale signs. One (1) temporary for sale or rent sign not in excess of two feet square may be erected on the front lawn of a lot, provided, however, such a sign shall be removed as is required by Section 8.01 (j) of the covenants.
12. (Proposed new language: Repairs to Siding and roofing. All repaired materials must appear to be identical, in all respects, to adjacent materials. The use of replacement materials that is visibly different from adjacent or surrounding materials is prohibited.)

WG600GL.3

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