

October 24, 2024

Johnny Brost
Madison Brost
1240 Selena Grove
Uniontown, OH 44685

RE: 1240 Selena Grove

Dear Johnny Brost & Madison Brost,

This letter is to advise you that the Board has approved your request as submitted for you to construct a fence with the following stipulations:

The construction must be within all set back requirements and may not cover or encompass any landscaping or utility easement.

The construction must adhere to submitted plans. You will need to re-submit if there are any size, design, or material changes.

You must obtain any necessary permits from the City of Green.

The Ohio Utilities Protection Agency should be contacted at 800-362-2764 to mark any and all utility lines before you begin construction.

The construction must not adversely affect the existing drainage on any of your neighbors' property, your property, or Common Area of Enclave/Summit at Forest Lakes. In addition, grade changes are strictly prohibited.

Any damage to drainage systems including storm or sanitary pipes caused in any part by the installation of the project will be repaired at the homeowner's expense.

The spoils of excess dirt, debris and materials must be hauled away and are not permitted to be put into any common areas, ditches, swales or basins.

Any common area turf that is disturbed or damaged during the project must be restored to its original condition or the Association will make the repairs and charge your account for the costs incurred.

Improvements cannot encroach on common elements.

All contractors must have liability insurance.

Review and approval of any application pursuant to the Declarations of Covenants and Restrictions shall be made on the basis of aesthetic considerations only and neither the Management Company, the Declarant, the Association, the Board of Trustees of the Association, nor the Design Review Committee shall bear any responsibility of ensuring the marketability, structural integrity or soundness of approved construction or modifications, nor for ensuring compliance with building codes and other governmental requirements. Neither the Management Company, the Declarant, the Association, the Board of Trustees of the Association, the Design Review Committee nor any member of any of the foregoing shall be held liable for any injury, damages or loss arising out of the manner or quality of approved construction on or modifications to any dwelling or other structure.

Should you desire any additional information please do not hesitate to contact our office.

Sincerely,
M2 Management Group
On behalf of the Board of Directors for the Enclave/Summit at Forest Lakes
www.forestlakes-hoa.com