

ARTICLE XV

LAKEFRONT PROPERTY

Section 1. Lakefront Property. As to all portions of the Properties which have a boundary contiguous to any lake or other body of water, the following additional restrictions and requirements shall be applicable:

(a) No boathouse, dock, wharf or other structure of any kind shall be erected, placed, altered or maintained on the shores of the lake unless erected by the Developer, subject to any and all governmental approvals and permits that may be required.

(b) No motorized boats shall be permitted in the lake(s) except as specifically provided in Section 1 (e) of this Article.

(c) No motorized boat, boat trailer or vehicular parking shall be permitted on the lake slopes or shore areas.

(d) No motorized boat shall be operated on any lake or waterbody except by the Association or its designee for maintenance purposes.

(e) No plantings of any kind shall be made by any Parcel owner in the Lake Maintenance Easement as shown on the Plat of the property.

(f) No Owner shall be permitted to install a fence across the Lake Maintenance Easement until such Owner has received written approval from the all applicable governmental agencies as well as from the Architectural Review Board hereunder. All permitted fences on lots/Parcels abutting the Lake Maintenance Easement must be aluminum picket.

(g) In order to provide for uniform water and waterbody vegetation control, no Owner shall undertake the performance of same without the Association's approval.

ARTICLE XVI

OPERATIONS, MAINTENANCE AND MONITORING OF DRAINAGE FACILITIES

The Association shall maintain, as part of the common elements, surface water management facilities and drainage structures for the properties and comply with conditions of the permits from the Southwest Florida Water Management District (District) for the drainage system. The Association, shall, when requested by Developer, accept transfer of the District permit for Hickory Lakes Homeowners Association. The conditions may include monitoring and record keeping schedules, maintenance, and keeping structures free of any obstructions.

It shall be the responsibility of each Parcel Owner within the subdivision at the time of construction of a building, residence, or structure, to comply with the construction plans for the surface water management system pursuant to Chapter 40D-4 F.A.C., approved and on file with the Southwest Florida Water Management District (District).

No Parcel Owner within the subdivision may construct or maintain any building, residence, or structure, or undertake or perform any activity in the wetlands, buffer areas, and upland conservation areas described in the approved permit and recorded plat of the subdivision, unless prior approval is received from the Southwest Florida Water Management District pursuant to Chapter 40D-4, F.A.C.

ARTICLE XVII

PROHIBITED USES

Section 1. Garbage and Trash. Each Owner shall be responsible for properly depositing his garbage and trash in garbage cans and trash containers sufficient for pick-up by the appropriate authorities.

Section 2. Temporary Structures. No temporary or permanent utility or storage shed, building, tent, structure or improvement shall be constructed, erected or maintained without the prior approval of the Architectural Committee.

Section 3. Animals. No horses, hogs, cattle, cows, goats, sheep, poultry or other animals, birds or reptiles, shall be kept, raised or maintained on any Parcel; PROVIDED, HOWEVER, that dogs, cats and other household pets may be kept in reasonable numbers in the dwelling if their presence causes no disturbance to others. All pets shall be kept on a leash when not in the Owner's Parcel and shall be walked only on areas that may be designated for pets by the Board of Directors.