

**SUMMARY OF PROPOSED PROTECTIVE COVENANT CHANGES**

*Sage Port Filings 2 and 6A*

2016 Proposed Protective Covenants – revised

(as compared with 1971 Protective Covenants)

SECTION TITLE	COMMENTS
In general	<ul style="list-style-type: none"> <li>- 1971 Protective Covenants were written to only apply to Sage Port Filing 2.</li> <li>- 2016 proposed Protective Covenants (revised) are written to apply to both Sage Port Filing 2 and 6A</li> </ul>
WHEREAS	WHEREAS paragraphs give background information (recitals): <ul style="list-style-type: none"> <li>- About the 1971 Covenants</li> <li>- About Sage Port Filing 6A being a 1997 replat of Filing 2, Tract A, and bound by the 1971 Covenants</li> <li>- About the SPHOA, formed in 1986, having voluntary membership</li> <li>- About the 2001 Covenants</li> </ul>
COVENANTS, CONDITIONS AND RESTRICTIONS TO RUN WITH THE LAND	<ul style="list-style-type: none"> <li>- New section.</li> <li>- This is a rewording of the 2<sup>nd</sup> paragraph from the 1971 Covenants which began with the words NOW THEREFORE.</li> <li>- Wording that Covenants run with the land for lots in Sage Port Filings 2 and 6A.</li> <li>- Wording that these new Covenants replace in their entirety any and all previous Covenants.</li> </ul>
ARCHITECTURAL CONTROL	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
ARCHITECTURAL CONTROL COMMITTEE MEMBERSHIP	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
DWELLING SIZE	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
BUILDING LOCATION	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
EASEMENTS	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
TEMPORARY RESIDENCES	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
WATER AND SANITATION	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
CLEARING OF TREES	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
PRIVATE AUTOMOBILES	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
NUISANCE	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
REFUSE AND RUBBISH	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
SIGNS	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
ANIMALS	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
COMMERCIAL VEHICLES	<ul style="list-style-type: none"> <li>- No change.</li> </ul>
DURATION AND AMENDMENT OF COVENANTS	<ul style="list-style-type: none"> <li>- Section name changed from “DURATION OF RESTRICTIONS” to “DURATION AND AMENDMENT OF COVENANTS”</li> <li>- Wording changed to allow Protective Covenants to be amended as needed by a majority vote of owners, instead of every 10 years.</li> </ul>
ENFORCEMENT	<ul style="list-style-type: none"> <li>- No change.</li> </ul>