

Covenants, Conditions & Restrictions (CCRs) Enforcement

As a homeowner of Raintree Forest, when you purchased your home you agreed to be bound by the Terms & Conditions set forth in the CCRs. You were provided with a copy of the CCRs when you moved in. The CCRs are designed to enhance all property values within our community and also to enhance our enjoyment of this community.

The Board of Directors has a duty to see that each homeowner is in compliance with the CCRs. It is unfair to those of us who follow the rules, to have to live next door to someone who is disobeying the rules. We all benefit by adhering to the CCRs. The CCRs help protect our property values while keeping our neighborhood healthy, safe, clean, and attractive.

Below is a brief list of common CCR violations:

1. All lots shall be maintained in a neat and attractive condition.
2. You shall not park a vehicle on the street or in common areas for more than 48 consecutive hours. The City of Brentwood will tow your vehicle.
3. The discharging of firearms, fireworks and other pyrotechnics are prohibited.
4. Commercial vehicles, trailers, boats and RVs may be stored but must not be visible from neighboring lots, streets, or open areas.
5. Clean up after your pets. The bike paths and common areas are NOT doggie toilets.
6. Motorized scooters are not permitted. They are dangerous and a nuisance to our neighbors.
7. Do not leave personal property (such as skate board ramps and other toys) in the streets.
8. The swimming pool parking lot is intended to be used to temporarily park your vehicle while enjoying the pool and/or tennis courts. Loitering, partying, disruptive behavior of any kind in the parking lot will not be tolerated and the City of Brentwood Police will be notified.

Review article 6.03 of the CCRs for more details. The City of Brentwood on-line municipal code is maintained by www.Municode.com.

We have notified the City of Brentwood police department several times over the past month asking for additional patrols along Raintree Pkwy during the morning and during the afternoon to watch for speeders. We have also informed the City of Brentwood police that we have an ongoing problem at our pool parking lot with partying and noise on Friday and Saturday nights and that we have found empty beer cans, and other paraphernalia. In addition, we have had property damage to the pool area. The police will be providing additional nightly patrols at the pool parking lot and we will be monitoring this area more actively.

What can I do to help? Make sure you don't have any hazards or potential violations such as: over-grown grass, weeds, untrimmed shrubs, bushes, trees, untrimmed vegetation extending into the public street, garbage, graffiti, litter, junk, debris, illegal signs, discarded furniture, and inoperable vehicles, boats, **trailers** or other recreational vehicles should be stored in your garage and out of public view.

Please watch your speed while driving through our neighborhood. There are many children in this neighborhood.

Remember that the Board of Directors is working on your behalf and we ask that you take an active role in the well being of your neighborhood. Thank you.