

# JOURNEY'S END ACC GUIDELINES

All homeowners are required to submit plans for all new site work, landscaping, structures, improvements, and other items placed on a lot or exterior of any existing structure (the "Improvements"). All Improvements are subject to Design Review and require approval.

Process:

- A. Send all requests to: Riverside Management Company  
8919 W. Arden St  
Boise, Id 83709  
Or email: [riversideboise@aol.com](mailto:riversideboise@aol.com)
- B. Owner or Owner's Contractor submittal shall include:
  - a. Owner and Contractor name and contact information, including phone number and email address
  - b. Property address
  - c. Site plan with the details required below
  - d. Construction details
- C. Journey's End developer or its authorized agents will either approve the request, deny the request, or require additional materials to be submitted.

## **The following outline is a list of the requirements for Improvements.**

### **1. Patio Covers:**

Patio covers detached or attached will need prior approval from the ACC.

### **2. Storage Sheds, outbuildings & Accessory Structures:**

All Sheds & outbuildings shall be constructed of the same material, siding, roofing, color as the residential structure. All sheds, outbuilding & accessory structures must be approved by the ACC committee prior to the start of construction.

### **3. Other Storage:**

Garden equipment and trash cans may be stored in areas entirely screened from view in all directions, provided that the location and construction of such screening is approved by the ACC Committee. Any vehicle, trailer, boat, camper, RV, or any other equipment which projects above or beyond the approved screening shall not be permitted for storage on the lot.

### **4. Dog Runs:**

Dog runs may be permitted along a side fence but must be no closer than 10 feet away from any back lot line that is the boundary of a Common Area. Dog runs must be no more than 6 feet high, and they must be screened from neighbor's view. Pets are to be on a leash when out of your yard.

### **5. Antennae:**

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All antennas or satellite dishes are subject to approval from the acc committee before installation.

## 6. **Basketball Equipment:**

Basketball backboards shall not be permitted on the roof or walls of the dwelling.

## 7. **Fences:**

Fences are permitted. Fencing will be limited to rear and side yard lot boundaries that do not extend beyond the front of a residence. A corner lot fence shall not be closer than 10 feet from the sidewalk. All fencing plans & material will need approval from the ACC committee. 6' Vinyl fencing in the same color as the perimeter fence. Except in Phase 4 of the single family lots there is wrought iron fencing along the boundary which runs along the north boundary of lot 1 block 5 of Journey's End No4. The remaining lots in phase 4 shall comply with the 6' vinyl fencing in the sale color that has been established.

## 8. **Landscaping:**

Front landscape is included. Front yard must include 1 tree 2" caliper 5 shrubs at a minimum size 5 gallon.  
Front yard sod. Front yard sprinklers  
Backyard landscaping is to be at the discretion of the builder.

## 9. **Construction:**

Architectural shingles. No split entry homes. Minimum total square footage of 1,200. Minimum 2 car garage.  
No vinyl siding

## 10. **Mailboxes:**

No freestanding mailboxes. Cluster style are required by the post office.

## 11. **HOA MANAGEMENT:**

Riverside Management FAX:208-378-7676 Email: riversideboise@aol.com

## 12. **Any other modifications to the lot, exterior of a home or structures that may be proposed:**

Will require a site plan, construction details and other information for the ACC committees to consider approval.