



This notice serves as a list of instructions to any satellite dish installer detailing the restrictions on the manner & placement of installation of a satellite dish at the Vintage on the Bluffs.

In accordance with FCC regulation and guidelines, the Home Owners Association Management Committee has adopted the following rules pertaining to Satellite Dish Installation:

1. The dish must be professionally installed.
2. "Town-Home" Units: If the unit being serviced is a "town-home" unit, the dish should be installed on a pole in the back yard as signal will permit. Alternatively the dish maybe installed on the roof only if the dish signal direction requires it. If it is location on the roof it must be in the least visible location from the road (the roof portion on the back of the unit).
3. "Stack Condo" units: All dishes servicing the "stack condo" units must have the dish mounted to the balcony or deck. The roof may be utilized as a last resort if an acceptable signal cannot be maintained from the balcony/deck area.
4. All Units are pre-wired, and there is box located near the electric meters where the signal can be directed to the unit in question without drilling any holes in the walls.
5. All penetrations of the roof and or walls must be sealed and water proofed.
6. If it is installed on the roof, the wiring must all be concealed and hidden behind the rain gutters and down spouts.
7. **ABSOLUTELY NO ISNTALLATION ON ANY STUCCO SURFACE, OR ANY OTHER VERTICAL EXTERIOR WALL SURFACE WILL BE ALLOWED.**

CC&R's: Section III Covenants, Conditions, and Restrictions

(12) Aerials, Antennas, and Satellite Systems. Antennas and satellite dishes shall be prohibited within the Property, except (a) antennas or satellite dishes designed to receive direct broadcast satellite service which are one meter or less in diameter or diagonal measurement; (b) antennas or satellite dishes designed to receive video programming services via multipoint distribution services which are one meter or less in diameter or diagonal measurement; or (c) antennas or satellite dishes designed to receive television broadcast signals ("Permitted Devices") shall be permitted, provided that any such Permitted Device is: (1) located in the attic, crawl space, garage, or other interior spaces of the Unit or another approved structure on the Property, so as not to be visible from outside the unit or other structure; and (2) attached to or mounted in the Limited Common Area immediately adjacent to the Unit, such as a balcony, deck or patio in the rear of the building, and extending no higher than the eaves of that portion of the roof of the Unit directly in front of such antenna. The Management Committee may adopt rules establishing a preferred hierarchy of alternative locations and requiring screening of all Permitted Devices, so long as such rules do not unreasonably increase the cost of installation, maintenance, or use of the Permitted Device in the authorized areas. (Page 22 of CC&R's)