



Let's Communicate!

Jim Romine, Executive Director

Rules for Open House Events

The Board of Directors has approved updated rules for open house events conducted in Sun City. The purpose of these rules is to assist home owners and real estate firms and agents

in selling, leasing, and renting homes in our community and to eliminate signs that do not conform to our Governing Documents. Exceptions require approval of the Board of Directors.

Homeowners, real estate firms, and agents have a responsibility to comply with these rules if they desire to conduct open house events in Sun City. The Executive Director is responsible for administering and enforcing these rules. The Covenants Committee is responsible for investigating any violations of these rules and may take actions in accordance with our Governing Documents to include prohibiting participation in open house events.

The CC&Rs specify rules regarding signs in our community. A single "For Sale", "For Lease", or "For Rent" sign may be displayed on the privately-owned residential property. A container with the flyers or brochures describing the property and attached to the sign is permitted. In addition to the single "For Sale/Lease/Rent" sign authorized for each property, an "Open House" sign may be displayed on the privately-owned residential property during the open house event but must be removed daily upon termination of open house hours. No other signs or flyers may be displayed in any common area within Sun City. This includes all street and roadway rights-of-way, lamp posts, all Community-owned property, and all privately-owned residential property. Signs and flyers violating this rule will be removed and destroyed. Signs may not be accompanied by music or other sounds, display streamers, balloons, or other items that might distract motorists or adjoining property owners or residents.

Display cases for open house flyers are provided on the outside wall at the Entry House. Flyers may be placed only in these display cases or in a container attached to the "For Sale", "For Lease", or "For Rent" sign, as mentioned above. Flyers may be no larger than 8.5 inches by 11 inches (normal stock paper) and may be designed to meet the individual needs of each home owner. Flyers must contain directions from the Entry House to the street address of the privately-owned residential property having an open house event.

Home owners and real estate agents placing flyers in the display cases should use no more than one display position for each open house event, and should not move flyers of other home owners or real estate agents that are already displayed to another display position. Home owners and real estate agents should remove all flyers from display cases when the open house is completed. Flyers remaining in display cases after the open house is completed will be removed and destroyed.

Residents are encouraged to follow these rules and ensure their real estate agents do likewise. Doing so will keep our community clean, neat, and attractive – and help to sell, lease, and/or rent your house. If you have any questions, please contact me.

Take care,
Jim

CA Board Resident Members



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Current CA Board

- Brent Baker, President**
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- Steve Fought, Vice President**
- Terri Pender, Treasurer**
- Glynn Hatley, Secretary**
- Fred Warman, Board Member**

Upcoming Board Workshops and Meetings

Workshops held quarterly
Meetings held quarterly

-  Workshop: Thursday, November 3
1 p.m., SCB, Live on Channel 79
-  Meeting: Thursday, November 17,
8:30 a.m., SCB, Live on Channel 79

Board Agenda and Minutes are posted on www.sctxca.org/Community Association/Board of Directors.

Board Meetings and Workshops will be shown LIVE on Channel 79. BOD meeting rebroadcast day of meeting at 2, 6 and 8 p.m. and following Wednesday at 6 p.m. Workshop rebroadcast at 6 and 8 p.m. day of workshop.