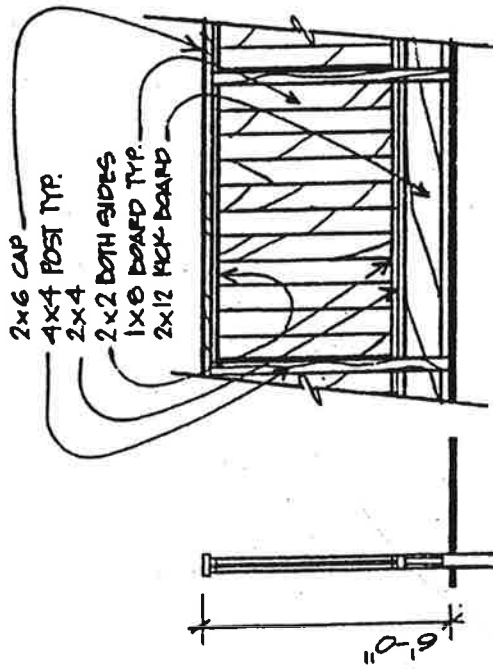


**LAKESIDE
SUBDIVISION FENCING RULES**

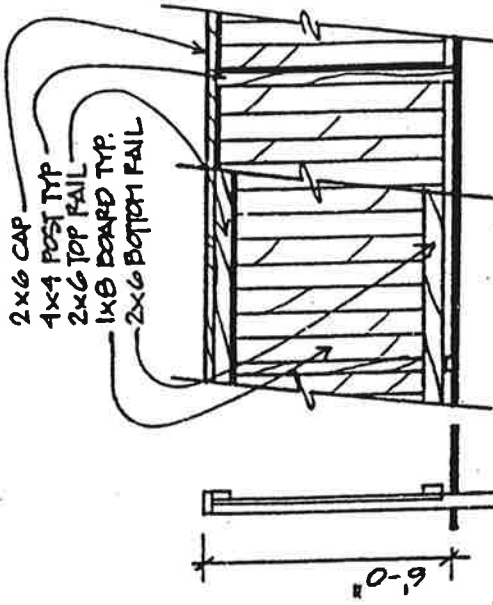
DESIGN GUIDELINES FOR REAR YARD AND SIDE YARD FENCING FOR ALL LOTS WITHIN LAKESIDE:

1. THE FOLLOWING REAR YARD AND SIDE YARD FENCING DESIGN STANDARDS AND SPECIFICATIONS ARE ATTACHED TO THIS RESOLUTION, AND HAVE BEEN ADOPTED BY THE LAKESIDE MASTER ASSOCIATION.
2. IF AN OWNER CHOOSES TO INSTALL FENCING, THEN EACH HOMEOWNER IS RESPONSIBLE FOR INSTALLING HIS OWN SIDE YARD AND REAR YARD FENCING, AT HIS OWN EXPENSE. IF ANY FENCING ENCROACHES ON ADJOINING PROPERTY, THE OWNER SHOULD OBTAIN THE APPROVAL OF THE ADJACENT PROPERTY OWNER PRIOR TO INSTALLATION.
3. SIDE YARD AND REAR YARD FENCING, AS WELL AS SIDE RETURN AND GATE MATERIAL, MUST BE APPROVED BY THE ARCHITECTURAL REVIEW COMMITTEE. PLEASE REMEMBER THAT DOG-EARED FENCING IS NOT ALLOWED FOR FRONT, SIDE OR REAR YARDS IN LAKESIDE.
4. ALL CORNER LOT SIDE YARD FENCES FACING THE STREET MUST BE APPROVED PRIOR TO INSTALLATION AND MUST BE ARCHITECTURAL IN NATURE. THE 3 PRE-APPROVED FENCE DESIGNS WHICH ARE ATTACHED MAY OR MAY NOT BE APPROPRIATE FOR THESE SPECIAL CONDITIONS.
5. SPECIFICATIONS FOR THE THREE PRE-APPROVED FENCING STYLES ARE SHOWN IN THE EXHIBIT ATTACHED TO THIS RESOLUTION. SHOULD YOU CHOOSE A DESIGN OTHER THAN THOSE SHOWN, YOU MUST SUBMIT YOUR DESIGN, IN DETAIL, FOR REVIEW AND APPROVAL.

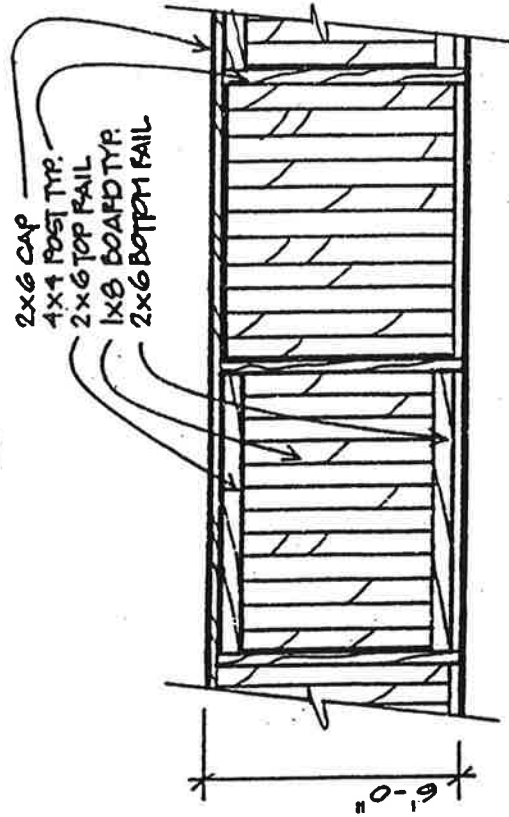
IF CHOOSING ONE OF THE PRE-APPROVED FENCE DESIGNS, THE SPECIFIC STYLE, PLACEMENT, AND LOCATION MUST BE SHOWN ON THE PLAN.
6. IF THE SIDE YARD FENCE IS STAINED, THEN IT SHALL BE STAINED AS NATURAL WOOD OR STAINED TO MATCH THE EXTERIOR STAIN OF THE HOME.
7. IF SIDE YARD FENCING IS PAINTED, THEN IT MUST BE PAINTED TO MATCH THE EXTERIOR COLOR OF THE HOME.
8. FOR SPECIFIC INFORMATION REGARDING THE SIDE AND REAR YARD FENCING HEIGHTS FOR LAKE LOTS, PLEASE REFER TO SECTION 6.07 D 3 OF THE LAKESIDE DECLARATION OF RESTRICTIONS, AND THE SUBDIVISION RULES CONTAINED IN THE COMMUNITY INFORMATION BINDER.
9. FOR SPECIFIC INFORMATION REGARDING LAKEFRONT LOTS WITH POOLS AND THE TYPE OF FENCING ALLOWED AND REQUIRED, REFER TO THE SUBDIVISION RULES REGARDING "SIDE YARD FENCING DESIGN SPECIFICATIONS FOR LAKEFRONT LOTS", SACRAMENTO COUNTY BUILDING CODE AND SACRAMENTO COUNTY ZONING CODE.



A TWO SIDED BOARD FENCE



B TWO RAIL FENCE



C ALTERNATING PANEL
LAKESIDE GOOD NEIGHBOR FENCE

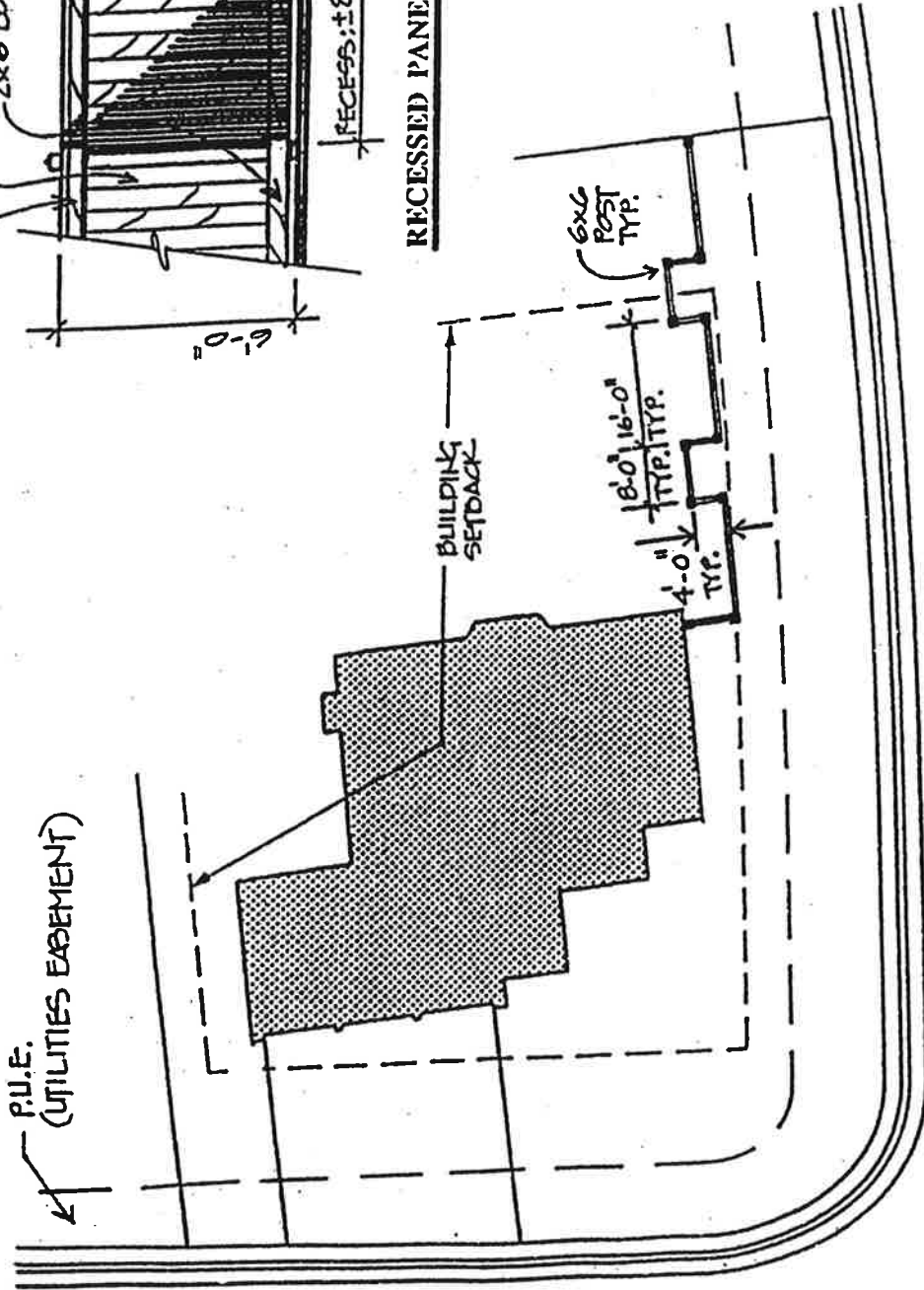
DISCLAIMER NOTE:
 THESE DRAWINGS AND DETAILS ARE FOR DESIGN INTENT ONLY
 AND BASIC COMPLIANCE BY THE ORIGINAL CONTRACTOR. IT
 IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY
 ALL CONDITIONS, CODES, PERMITS, CONCERNING
 AND VERIFY STRUCTURAL INTEGRITY OF ALL FENCES. ANY
 DEVIATION FROM THE DESIGN OF THESE FENCES WILL REQUIRE
 APPROVAL OF LAKESIDE ARC.

SIDEYARD FENCING
 LAKESIDE COMMUNITY

DISCLAIMER NOTE:

THESE DRAWINGS AND DETAILS ARE FOR DESIGN INTENT ONLY AND BASIC CONFORMANCE BY THE GENERAL CONTRACTOR. IT SHALL BE THE GENERAL CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL CONDITIONS, COORDINATE CONSTRUCTION, AND VERIFY STRUCTURAL INTEGRITY OF ALL FENCES. ANY DEVIATION FROM THE DESIGN OF THIS FENCE WILL REQUIRE APPROVAL OF LAKESIDE P.A.R.C. ALL SETBACKS TO BE CONFIRMED PER APPLICABLE ZONING CODES.

P.U.E.
(UTILITIES EASEMENT)



2x6 CAP
6x6 POST TYP.
2x6 TOP RAIL
1x8 BOARD TYP.
2x6 BOTTOM RAIL

RECESSED PANEL DETAIL

RECESS: ±8'-0"

6'-0"

BUILDING SETBACK

6x6 POST TYP.

18'-0" 16'-0" TYP.

4'-0" TYP.

CORNER LOT FENCE OPTION
LAKESIDE COMMUNITY

**LAKESIDE
SUBDIVISION FENCING RULES**

SIDE YARD FENCING DESIGN SPECIFICATIONS FOR LAKEFRONT LOTS

1. THE FOLLOWING SIDE YARD FENCING DESIGN STANDARDS AND SPECIFICATIONS ARE ATTACHED TO THIS RESOLUTION, AND HAVE BEEN ADOPTED BY THE LAKESIDE MASTER ASSOCIATION.
2. IF AN OWNER CHOOSES TO INSTALL FENCING, THEN EACH HOMEOWNER IS RESPONSIBLE FOR INSTALLING HIS OWN SIDE YARD FENCING, AT HIS OWN EXPENSE.
3. SIDE YARD FENCING, AS WELL AS SIDE RETURN AND GATE MATERIAL, MUST BE APPROVED BY THE ARCHITECTURAL REVIEW COMMITTEE. DOG-EARED FENCING IS NOT ALLOWED WITHIN LAKESIDE.
4. IF THE SIDE YARD FENCE IS STAINED, THEN IT SHALL BE STAINED AS NATURAL WOOD OR STAINED TO MATCH THE EXTERIOR STAIN OF THE HOME.
5. IF SIDE YARD FENCING IS PAINTED, THEN IT MUST BE PAINTED TO MATCH THE EXTERIOR COLOR OF THE HOME.
6. ORNAMENTAL IRON FENCING MAY BE PAINTED BLACK. COLORS OTHER THAN BLACK MUST BE APPROVED BY THE LAKESIDE PLANNING COMMITTEE.
7. THREE STYLES OF SIDE YARD FENCING FOR LAKEFRONT LOTS WITH SWIMMING POOLS HAVE BEEN PRE-APPROVED AND ARE ATTACHED TO THIS RESOLUTION. SHOULD YOU CHOOSE A DESIGN OTHER THAN THOSE SHOWN, YOU MUST SUBMIT YOUR DESIGN, IN DETAIL, FOR REVIEW AND APPROVAL.
8. FOR SPECIFIC INFORMATION REGARDING THE SIDE YARD FENCING HEIGHTS FOR LAKEFRONT LOTS WITHOUT SWIMMING POOLS, PLEASE REFER TO SECTIONS 6.07 D 3, OF THE LAKESIDE DECLARATION OF RESTRICTIONS.

Fencing Rules. Design Guidelines for rear yard and side yard fencing for all lots within Lakeside.

In addition to the requirements set forth in the Protective Restrictions, the following rear yard and side yard fencing design standards and specifications apply:

- (A) *If an owner chooses to install fencing, then each homeowner is responsible for installing his own side yard and rear yard fencing, at his own expense. If any fencing encroaches on adjoining property, the Owner should obtain the approval of the adjacent property Owner prior to installation.*
- (B) *Side yard and rear yard fencing, as well as side return and gate material, must be approved by the Architectural Review Committee. Dog-eared fencing is not allowed for front or rear yards in Lakeside.*
- (C) *Specifications for the three pre-approved fencing styles are shown in the Design Review Guideline Section of the Community Information Binder. Should you choose a design other than those shown, you must submit your design, in detail, for review and approval.*
- (D) *Side yard fence designs for all corner lot conditions must be approved prior to installation and must be architectural in nature.*
- (E) *If the side yard fence is stained, then it shall be stained as natural wood or stained to match the exterior stain of the home.*
- (F) *In addition to the requirements set forth in the Protective Restrictions, the rear and side yard fencing design standards and specifications apply. The painting of fencing is prohibited unless specifically approved in writing by the Lakeside Architectural Review Committee.*
- (G) *For specific information regarding the side and rear yard fencing heights for lake and golf course lots, please refer to Sections 6.07 A6, 6.07 D3 of the Lakeside Declaration of Restrictions, and the Subdivision Rules contained in the Community Information Binder.*
- (H) *For specific information regarding lakefront lots with pool and the type of fencing allowed and required, refer to the Subdivision Rules regarding "side yard fencing design specifications for lakefront lots".*