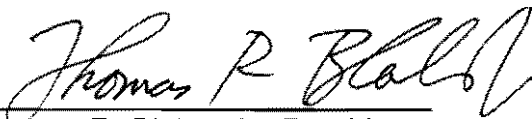


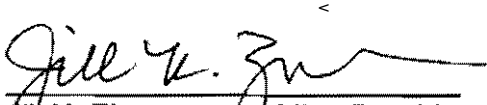
**UNANIMOUS CONSENT TO ACTION
BY THE BOARD OF DIRECTORS
CANYON TRAILS UNIT 4 SOUTH HOMEOWNERS ASSOCIATION**

The undersigned, constituting all of the members of the Board of Directors of Canyon Trails Unit 4 South Homeowners Association, an Arizona nonprofit corporation, hereby take the following actions in writing and without a meeting pursuant to Section 10-3821, Arizona Revised Statutes, which actions shall have the same force and effect as if taken by the Board at a duly called meeting of the Board.

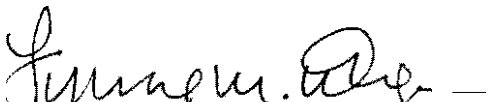
RESOLVED that the Board of Directors hereby adopts the attached Revised Architectural Committee Rules and Landscape Guidelines dated January 30, 2007.

IN WITNESS WHEREOF, the undersigned have executed this consent as of the 30th day of January, 2007.





Jill K. Zimmerman, Vice President



Lynne M. Dugan, Secretary/Treasurer

ARCHITECTURAL COMMITTEE RULES AND LANDSCAPE GUIDELINES FOR CANYON TRAILS UNIT 4 SOUTH HOMEOWNERS ASSOCIATION

Revised January 30, 2007

The Architectural Committee Rules and Landscape Guidelines ("Rules"), as set forth in this document, shall interpret and implement procedures for the Architectural Committee's ("Committee") review and standards, including, but not limited to, architectural design, placement of buildings, landscaping, plant selection, color schemes, exterior finish and material, signage, and wall design. These documents are intended to enhance property values and high standards of development that exist within Canyon Trails Unit 4 South Homeowners Association. Unless specifically identified as not requiring submittal for approval within this document, prior approval from the Committee is required. The Rules are established to assist residents in conforming to the standards established, and amended from time to time by the Committee. Each application will be reviewed on a case-by-case basis.

PRIOR TO THE COMMENCEMENT OF CONSTRUCTION OR INSTALLATION, ALL PLANS MUST BE SUBMITTED, IF REQUIRED, TO THE COMMITTEE. APPROVAL TO PROCEED SHALL BE REQUIRED IN WRITING FROM THE COMMITTEE. FOLLOWING THESE RULES DOES NOT ELIMINATE THE NEED FOR SUBMISSION OF PLANS (UNLESS SPECIFICALLY NOTED).

APPLICATION PROCEDURE

Submittal

Application and plans (which will be kept on file with the Association) should be mailed to:

Canyon Trails Unit 4 South Homeowners Association
c/o Royer Association Management,
P.O. Box 5445
Goodyear, AZ 85338
(602) 490-0320/ FAX (602) 334-4162

The following information should be included with the submittal:

1. Application Form - Architectural Design Review Form: A completed application form (copies may be obtained from the sales or management office).
2. Plot Plan: A site plan showing dimensions, relation to existing dwelling and property lines (setbacks). Measurements must be written on the plans. Plot plans are available at the sales office or from the Builder.
3. Elevation Plans: Plans showing finished appearance of improvement in relation to existing dwelling.
4. Specifications: Detailed description of materials to be used, color samples, and dimensions must be submitted.
5. Photograph: If submittal is for an existing structure or improvement. a photograph of the structure or improvement must accompany the submittal application.

All buildings, structures and other improvements erected within Canyon Trails Unit 4 South Homeowners Association, and the use and appearance of all land within Canyon Trails Unit 4 South Homeowners Association, shall comply with all applicable City/County/State zoning and code requirements, as well as the Declaration and these Rules.

REVIEW-APPROVAL AND/OR DISAPPROVAL

The Committee shall have sixty (60) days after submittal of plans to approve or disapprove plans. No verbal approvals/disapprovals will be given by the management company. All decisions will be mailed via US Mail.

Review will include, but is not limited to, consideration of material, quality of workmanship, colors, and consistency with the external design and color of existing structures on the lot and impact on neighboring lots. The location of the improvement with respect to topography and finished grade elevation is also considered.

Neither the Committee, the Board of Directors, the Declarant nor the management company (if in place) shall have any liability in connection with or related to approved plans, specifications, or improvements. The approval of the plans does not mean that judgment is passed on the structural soundness of the improvement nor its effect upon existing or future drainage. The review of the plans is for aesthetic purposes only.

Approval Expiration: Construction must be started within ninety (90) days of the date of the Committee's approval of the application, or the Committee's approval shall be deemed withdrawn and plans must be resubmitted in accordance with these Rules.

Construction Period: Once started, construction shall be pursued diligently in order to assure prompt completion thereof. Absent a different deadline for completion of construction (which may be shorter or longer, at the Committee's discretion), such construction shall be completed within six (6) months of the date of the Committee's approval of the application.

Appeal:

Any appeal of the Committee's decision must be submitted in writing, within 30 days of the mailing date of the Committee decision to:

Canyon Trails Unit 4 South Homeowners Association
c/o Royer Association Management, Inc.
P.O. Box 5445
Goodyear, AZ 85338

THESE ARCHITECTURAL COMMITTEE RULES AND LANDSCAPE GUIDELINES MAY BE AMENDED FROM TIME TO TIME BY A MAJORITY VOTE OF THE BOARD OF DIRECTORS.

DESIGN GUIDELINES

ANTENNAS/SATELLITE DISHES: This section applies to antennas, satellite television dishes, and other devices ("Receivers"), including any poles or masts ("Masts") for such Receivers, for the transmission or reception of television or radio signals or any other form of electromagnetic radiation. All Receivers one meter or less in diameter are subject to the provisions of Title 47, Section 1A000 of the Code of Federal Regulations ("Federal Regulations") and shall be installed in the following locations, listed below in order of preference:

1. A location in the back yard of the Lot where the Receiver will be screened from view by landscaping or other improvements;
2. An unscreened location in the backyard of the Lot;
3. On the roof, but completely below the highest point on the roof line;
4. A location in the side yard of the Lot where the Receiver and any pole or mast will be screened from view by landscaping or other improvements;
5. On the roof above the roofline;
6. An unscreened location in the side yard;
7. A location in the front yard of the Lot where the Receiver will be screened from view by landscaping or other improvements.

All cables used for installation of the dish must be painted to match the color of the surface it is mounted on.

AWNINGS: All awnings must be approved by the Committee. Awnings over all windows shall be canvas or similar material, of solid color on both sides, which match the color of the body of the exterior of the home or roof color and shall be installed only on the side and/or rear of the home. All awning submittals must include a drawing with the location of the proposed awning installation. A sample of the material to be used, along with the color and design of the proposed awning, is required. Owner is responsible for maintenance and repair of awnings. Association retains the right to determine when an awning must be repaired and/or replaced due to weathering, fading, tearing, ripping, etc.

BASKETBALL GOALS: Permanent and portable basketball goals will be considered if they meet the following requirements:

1. Basketball equipment must be stored in the backyard when not in use.
2. Only pole mounted backboards and goals are acceptable. Poles must be set in the ground permanently. Backboards shall not be attached to the house, garage or roof.
3. All basketball poles installed or used in front of the home must be placed on the exterior side of the driveway.
4. Backboards must be of a predominantly neutral color (gray, black or white) or match the color of the body of the exterior of the home. (Clear backboards are acceptable without painting.)
5. Permanent basketball poles must be a predominantly neutral color (gray, black or white) or match the color of the body of the exterior of the home.
6. All equipment must be constantly maintained. Broken backboards, disfigured or bent rims, ripped torn nets, chipped and/or peeling paint, etc., should be promptly repaired or replaced.
7. Only nylon or similar cord nets are acceptable. Metal or chain nets are expressly prohibited.
8. Courts MAY NOT be painted or permanently outlined on the driveway or other concrete surfaces.
9. Lighting for night use of the equipment is prohibited.

10. Permanent basketball goals located in the rear yard must comply with all above applicable guidelines.

DECORATIVE ART ON HOUSES: Decorative Art on houses shall be neutral in color and may be limited in number, so as to not dominate the appearance of the home. Dimensions of decorative art shall be no greater than three feet (3') in length, width, and height.

DECORATIVE ITEMS: Front yard item(s) must be submitted for approval by the Committee. The Board of Directors reserves the right to require removal of decorative items in front yards based on size, quantity, color and location and any other criteria the Board may determine.

SEASONAL ITEMS AND DECORATIVE FLAGS: Seasonal and decorative flags which are house mounted below the roofline do not require approval. Seasonal flags may be displayed thirty (30) days before and must be removed within twenty one (21) days after the date of the holiday to which the flag pertains. Flags must be maintained in good condition at all times. Flags that are torn, ripped, faded, etc., constitute grounds for fines and removal. Flags shall not be offensive to the Association. The Board of Directors shall make this determination at its sole discretion.

HOLIDAY DECORATIONS: Owners may display holiday decorations which are Visible from Neighboring Property only if the decorations are of the kinds normally displayed in single family residential neighborhoods, are of reasonable size and scope, and do not disturb other Owners and residents by excessive light or sound emission or by causing an unreasonable amount of spectator traffic. Holiday decorations may be displayed thirty (30) days before and must be removed twenty one (21) days after the holiday.

WATER FEATURES, FOUNTAINS, STATUARY, ETC.: Items such as fountains, statuary, etc., are permissible within the rear yard and do not require submittal to the Committee, except on Lots with view fencing or If these items will be visible above the fence. These Items must be approved by the Committee prior to installation in the front yard. Water features may not exceed four and one half feet (4-½') in height. It is recommended that water features be chlorinated or water must be kept moving so as to not allow for the breeding of pests. The Committee reserves the right to limit the size and quantity of statuary in the front yard, as well as in rear yards with view fencing.

DRIVEWAY EXTENSIONS AND SIDEWALKS: Driveway extensions will be reviewed for approval providing the following conditions are met:

1. Only driveway extensions immediately adjacent to the existing driveway located in the side yard of the property will be considered.
2. Submittals must include a plot plan with the following noted thereon: a) the location and dimensions of the proposed extension, b) the existing driveway dimensions, and c) the total linear feet of lot frontage.
3. The total parking area may not exceed thirty feet (30') of contiguous frontage or fifty percent (50%) of the lot width (existing plus extension) as measured at its widest point, whichever is greater.
4. Painting of paved surfaces is prohibited without Committee approval.

ADDITIONAL SIDEWALKS: Sidewalks installed to utilize the side gates do not need to be submitted if all the following conditions are met:

1. The additional sidewalk is four feet (4') or less in width, is one foot (1') or more from the property line, and is one foot (1') or more from the home.
2. The area between the home and the sidewalk addition must have groundcover installed per the landscaping guidelines or to match the existing front *yard* ground cover (i.e., decomposed granite).

The Committee reserves the right to review and request changes to the addition per these requirements.

Additional sidewalks in any other location must be submitted for approval.

FENCES AND WALLS INCLUDING DECORATIVE WALLS: Plans to raise the height of a party wall must be submitted for approval. The application must include written permission from the adjacent neighbor(s), as well as information on the height of all walls that will abut the wall(s) being raised, material to be used to raise wall, and texture and color of finished wall. Side and rear walls may not exceed six feet (6') in height from ground level, as measured from the lowest side of the wall.

Plans for new fences or walls must be submitted to the Committee prior to construction. Walls must match the existing wall in texture and color.

Perimeter walls on lots bordering common areas may NOT be torn down to allow access to rear yards. AN ASSESSMENT OF \$2,000.00 WILL BE ASSESSED TO A LOT IN WHICH A COMMON WALL HAS BEEN REMOVED WITHOUT COMMITTEE APPROVAL. Access must be gained through the front wall on the side of the home, repairs to this wall must be completed in a timely fashion and include repairing the old wall to match the texture and color of the remaining wall.

Decorative or garden walls may not exceed thirty-six inches (36") in height. Decorative or garden walls must be submitted for approval prior to installation, and be finished to match the base color of the home.

FLAGPOLES: Flag display requirements:

1. Only the flag of the United States and either the Arizona State flag or a nationally recognized Military Unit Flag (not both) may be displayed.
2. The maximum size of any flag shall be twenty four square feet (24 s.f.).
3. Wall mounted flag poles shall be a maximum of ten feet (10') long, and may not extend more than ten feet (10') from the edge of the residence, with attaching brackets painted to match the attachment area and will not require prior approval.
4. All poles and flags must be maintained in excellent condition according to the United States Flag Code, Title 36, U.S.C., Chapter 10.
5. Only one (1) permanent, removable, wall mounted or freestanding pole will be permitted per residence or lot.
6. It will be the responsibility of the homeowner or resident of the lot on which a flag is displayed to do so with proper respect and flag etiquette.

*These requirements are within the context of State Bill 1055, as approved by the Governor on April 29, 2002.

GATES: All requests for additional gates or gates other than those which were offered by the original developer/builder of the lot/home must be submitted for Committee approval. Placement of gate(s) must be approved by the Committee. Double gates may be installed to allow wider access to rear yards. All gates (double or single) should be of the same material, design and color as the originally installed single gates, unless approved by the Committee.

Gates may be painted to match the fence with approval from the Committee.

GUTTERS AND DOWNSPOUTS: Gutters and downspouts will be considered for approval if the finish matches the color of the home. Downspouts must be directed so as not to drain on neighboring properties. The Association strongly recommends use of high quality materials that offer long life, as the gutters must be maintained in good condition at all times.

HVAC INCLUDING EVAPORATIVE COOLERS AND SOLAR PANELS: Except as initially installed by the Declarant or a Designated Builder, no heating, air conditioning, evaporative cooling or solar energy collecting unit or panels shall be placed, constructed or maintained upon any lot without the prior written approval of the Committee. All units shall be ground mounted, located within the perimeter of the rear yard and screened or concealed from view of all neighboring property.

LANDSCAPE GUIDELINES

FRONT YARD LANDSCAPING: If landscaping is not installed by the Builder, it shall be installed by the homeowner within one hundred and twenty (120) days after becoming the Owner of a Lot. The landscaping and irrigation improvements shall be installed in accordance with plans approved in writing by the Committee. Prior to installation of such landscaping, the Owner shall maintain the front yard of the Lot in a weed-free condition.

Front yard landscaping must have a minimum of one (1) fifteen-gallon tree, seven (7) five-gallon shrubs and seven (7) one-gallon shrubs, organic or inorganic ground cover on all areas (no bare earth is allowed), and underground irrigation to plant material. The tree requirement may be substituted with approved cactus with a minimum height requirement of five feet (5').

Owner must maintain landscaping in the boulevard (area between sidewalk and curb) in front of their houses, and the side yard for homes on corner lots, the Homeowners Association has the right to enforce maintenance if there is non-compliance.

Fine grading and mounding is a critical aspect of landscaping. Each lot has been graded such that all storm water will drain away from the house. It is important that this drainage pattern be maintained when preparing the landscape design, especially if mounding or berming is proposed. In all cases, the installation must comply with the applicable municipal grading and drainage plan. Every effort should be made to make mounding or berming appear natural.

Any Lot that has non-solid fencing (e.g. wrought iron rather than a solid wall) on any boundary of its rear yard shall be completely landscaped and irrigated (front, rear, and side yards) by the Owner of such Lot in compliance with xeriscape principles and other applicable requirements set forth in the applicable municipal zoning ordinances within one hundred and eighty (180) days of becoming the Owner of the Lot. The landscaping and irrigation improvements shall be installed in accordance with plans approved in writing by the Committee. Prior to installation of such landscaping, the Owner shall maintain the portions of such Lot required to be landscaped in a weed-free condition.

HARDSCAPE: Any hardscape items proposed for front yard installation must be approved by the Committee prior to installation. Materials included in hardscape are concrete, brick, tile, wood, pavers, etc. Examples of hardscape items are planters, walkways, retaining walls, decorative walls and fountains.

ROCK GROUND COVER: If decomposed granite or other landscape rock is used, it must be of an "earth tone" color and not painted white, green, blue or other bright colors. No more than two (2) different colors of rock are allowed in the front yard, and rock shall not spell out any words or names. Granite must be treated with pre-emergent at regular intervals to retard weed growth.

River rock shall be one (1") to six (6") inches in diameter and cover not more than ten percent (10%) of the front yard landscaping. Rip rap of a similar color as the front yard, placed in a "run", must also meet this 10% maximum calculation.

PROHIBITED PLANT MATERIAL: The following vegetation types and varieties are expressly prohibited:

1. Olive tree (*Olea europaea*) other than the "Swan Hill" variety.
2. Oleander (*Nerium oleander*) other than dwarf variety and Thevetia. (*Thevetia* species).
3. Fountain Grass (*Pennisetum setaceum*) or Pampas grass (*Cortaderia selloana*).
4. All varieties of Citrus are permissible within the confines of the rear yard only.
5. Mexican Palo Verde (*Parkinsonia aculeata*).
6. All varieties of mulberry trees.

LIGHTING: Except as initially installed by the Declarant, no spotlights, floodlights or other high intensity lighting shall be placed or utilized upon any Lot or any structure erected thereon which in any manner will allow light to be directed or reflected on any other property except as approved by the Committee.

MACHINERY AND EQUIPMENT: No machinery or equipment of any kind shall be placed, operated or maintained upon or adjacent to any lot except such machinery or equipment as is usual and customary in connection with the use or maintenance of improvements constructed by the Declarant or a Designated Builder or approved by the Committee.

Oil pans, carpet, boards or any other object used to collect oil spills from driveways must be removed when not in use to prevent them from being visible.

PAINT COLORS: The paint colors used by the original developer are highly recommended for use in all instances. In the case of any variation from the original colors, the preferred colors are earth tones. Trim colors shall not dominate the exterior appearance and shall be of the same color range as the major color. The Committee must approve colors prior to painting.

PATIO COVERS: Roofing materials should match that which were installed by the builder on the original roof of the home or that which were offered as an option by the builder for a patio cover.

Color and material of supports should match the home. Roof shall be flat or match the pitch of the roof of the home. All patio covers not installed by the builder will need to be reviewed by the Committee on an individual basis prior to installation, with strong consideration being given to any impact of architectural features in the neighborhood.

PLAYGROUND EQUIPMENT: Plans for play structures and similar recreational equipment must be submitted for approval since in most instances they protrude over the fence line. This is not to eliminate play structures, but to consider privacy issues "for adjacent neighbors, and to assure the aesthetic appeal.

The maximum height that will be considered for approval of swing sets is twelve feet (12'). The maximum height for any deck/platform is four feet (4') above ground level.

The play structure may be placed no closer than five feet (5') to any lot line. When considering plan approval, the Committee will consider the appearance, height and proximity to neighboring property. Submittals must include a picture or brochure of the structure, total dimensions, materials and a plot map or drawing indicating the proposed location and its proximity to adjacent property lines.

The color of canopy of the play structure must be one of the following: 1) a "neutral" color of off white, beige, or light brown; 2) a single solid color of red, blue, green, or yellow; or 3) striped with white or another primary color and one (1) other color of red, blue, green, or yellow. Prints and multi-colored striped canopies are prohibited.

POOLS AND SPAS: Pools and spas do not require the prior approval of the Committee. Perimeter walls on lots bordering common areas and shared Homeowners Association walls may not be torn down to allow access to rear yards.

Access must be gained by removing a portion of the front wall on the side of the home. Repairs to the wall must be completed in a timely fashion and include repairing the wall to match the texture and color of the remaining wall. All pool and spa equipment must be screened from view of neighboring property. (Lots with view fencing must submit plans for screening for approval by the Committee.)

Pools may not be backwashed into any common area or off of the lot on which the pool has been installed. Check with your pool contractor concerning City ordinance requirements for backwashing. Damage to common areas due to backwashing, including erosion, will be repaired by the Association, and all expenses incurred by the Association will be billed to the homeowner.

Pool ladders and slides that exceed the height of the fence or wall must have prior approval of the Committee and in no event may they exceed eight feet (8') in height.

POOL FENCING AND EQUIPMENT: The specifications for rear yard wrought iron pool fencing installation on a Lot with view fencing shall be of a neutral earth tone color to match or blend with the exterior color of the home and meet all City, County, State and Federal requirements.

Pool equipment on lots with view fencing must be screened from view from common areas. Screening may be through plant material or hardscape enclosure. Hardscape enclosures do not require approval if the enclosure does not exceed four feet (4) in height and painted to match the base color of the home. All other screening material requires approval from the Committee.

RAMADAS, GAZEBOS. AND SIMILAR STRUCTURES: All ramadas, gazebos, and similar structures must be submitted for approval. They may not exceed ten feet (10') at their highest point. Roof and other structural features color and material must either (i) match those used by the builder in the original construction of the dwelling or (ii) be approved by the Committee prior

to installation. Location of the structure must comply with the CC&Rs and local government ordinances. Palapas or Tiki Huts shall not be considered for approval by the committee.

ROOF AND ROOF STRUCTURES: If the dwelling unit has pitched roof, the roofing material for that portion visible from neighboring property must be clay or concrete tile. Unless specifically authorized in this document, no heating, air-conditioning, ventilation equipment, or any other equipment or structures shall be located or installed on any roof (see SOLAR PANELS). In addition, any such equipment or structures shall not be located or installed or maintained anywhere on a Lot, if it is visible from neighboring property.

SANITATION: No garbage or trash may be placed on any lot or parcel except in covered containers meeting the City specifications, and must be stored out of sight. Trash cans may be placed out for pickup no earlier than 6:00pm the day before collection and must be removed from view no later than 8:00pm the day of collection. Rubbish, debris and garbage shall not be allowed to accumulate.

Each owner shall be responsible for removal of rubbish, debris and garbage not only from his lot or parcel, but also from all public right-of-ways either fronting or alongside his lot or parcel, excluding (a) public roadway improvements, and (b) those areas specified on a Tract Declaration or subdivision plat to be maintained by the City or the Association.

SECURITY LIGHTING/DEVICES: Security lighting must be directed as not to shine on neighboring property.

Security features including, but not limited to, doors and windows must be submitted for approval.

SECURITY/SCREEN DOORS/SUNSCREENS: Wrought iron security/screen doors need not be submitted for approval provided they are painted to match the base color of the home, or are a neutral "earth tone" color.

Silver colored aluminum screen/security doors and/or wire screen mesh doors are strictly prohibited on front doors.

Bronze, gray, charcoal, brown or beige sunscreen material may be installed and not submitted for approval provided that the window frame matches the sunscreen material or the existing window frames.

Reflective window films are expressly prohibited. Bronze or charcoal non-reflective window tinting may be installed without Committee review.

SIDEWALKS: Please refer to DRIVEWAY EXTENSIONS AND SIDEWALKS.

SIGNS: No sign of any kind which is Visible From Neighboring Property shall be installed or displayed on any Lot or Common Areas without the prior written approval of the committee as to size, color, design message content, number and location except:

1. Such signs as may be used by Declarant or the Designated Builders in connection with the development and sale of Lots and/or Dwelling Units or Common area in the Project;
2. Such signs as may be required by legal proceedings, or which by law may not be prohibited;

3. One temporary sign per Lot no larger than 30"x24" used exclusively to advertise the Lot for sale, lease or rent;
4. A maximum of one political sign (as defined in A.R.S. §33-1808) with maximum dimensions of 24 inches by 24 inches (or such greater number and/or greater size of political signs permitted by ordinances if the governing body regulates the size and number of political signs on residential property) may be placed on a Lot by the Owner of that Lot; provided, however, that no political signs may be displayed pursuant to this Section earlier than 45 days before an election day or more than 7 days after an election day; or
5. Such signs as may be desired by Declarant or a Designated Builder or required for traffic control, construction job identification, builder identification, and subdivision identification as are in conformance with the requirements of the City; and
6. All other signs approved in advance in writing by the Committee.

All signs shall conform to applicable municipal ordinances and other governmental requirements. **Signs advertising landscaping or pool contractors, etc., must be removed within forty-eight (48) hours of completion of work.**

NO "For Rent" or "For Lease" signs may be displayed by the homeowner or occupant of a Lot for so long as Declarant or a Designated Builder are marketing new homes in subdivision.

SECURITY SIGNS: Security signs must be located a maximum distance of two feet (2') from the front of the home. Security signs must not exceed twelve inches by twelve inches (12"x12") and must be maintained in good condition at all times.

SOLAR PANELS AND EQUIPMENT: Except as initially installed by the Declarant or a Designated Builder, no heating, air conditioning, evaporative cooling or solar energy collecting unit or panels shall be placed, constructed or maintained upon any lot without the prior written approval of the Committee.

STORAGE SHEDS: Storage sheds will be permitted and need not be submitted for approval, provided the maximum height of the shed, including roof, does not exceed seven feet (7'). Sheds shall have a minimum setback of five feet (5') from any rear yard walls and three feet (3') from all party walls and perimeter walls within the community. Storage sheds on lots with a view fence are subject to the following provisions: 1) The shed may not be placed adjacent to the view fence; 2) The shed must be screened from view with approved plant materials; and 3) Placement of the shed must be approved prior to installation.

WINDOWS: Permanent draperies or suitable window treatments shall be installed on all front-facing windows within sixty (60) days of occupancy. No reflective materials, including but not limited to, aluminum foil, reflective screens or glass, mirrors or similar type material, shall be installed or placed upon the outside or inside of any windows. Exterior window coverings or treatments used to shelf or decorate openings must be compatible, with respect to materials and color, with the style and color of the home.