

Berry Hill Estates HOA
Architectural Control Committee Policy

The BHEHOA will conduct business in accordance with provisions of the by-laws and in an open, fair and non-threatening manner with respect for all members of the community. To achieve these goals, the following policy guidelines for operation of the ACC and relations with the BHEHOA Board are adopted:

1. The ACC members shall be appointed and may be removed from the ACC by the elected BHEHOA Board in accordance with Covenants Article VI, Section 1 and Section 2(c). Their one year term of service may be renewed by mutual agreement of both the ACC member and the Board.

2. The ACC shall approve plans and specifications for the following in accordance with Article VI, Section 5(a): Improvements which affect the exterior appearance of a lot or dwelling; Constructions and Installations; exterior additions, changes or alterations.

3. The ACC shall not act on, or become involved in, repairs to structures and landscaping where the exterior appearance is to be returned to the original approved condition and appearance. Article VI, Section 5(a). It is the member's responsibility to remedy any repairs that do not subsequently meet this standard in accordance with the BHEHOA covenants and restrictions, Article VI, Section 7.

4. The Board and ACC shall adhere to numbers 2 and 3 above regarding Common Property managed by the Board.

5. The ACC shall notify the Board of personnel changes and violations. The Board and ACC shall work together to determine and execute remedies to such violations. Article VI, Section 12.

6. The ACC shall not take any action or communication outside the Board involving Board matters, discussions or decisions without prior written approval from the Board.

7. The ACC shall not act in any capacity whatsoever as an agent of the Madison County Health Department regarding septic systems, or the Madison County Building Department regarding building codes and permits. These areas are the authority of County officials and the ACC shall not interject or interfere with their roles in the community.


8. The ACC shall conduct its duties with respect for all parties and individuals in a non-threatening manner.

9. The ACC shall store all ACC records and correspondence in a locked filing cabinet at the clubhouse. Copies of keys shall be held by the board and the ACC.

Signed:



Karen Lund, BHEHOA President



David Stewart, BHEHOA Vice-President