



DOUBLETREE LAKE ESTATES HOMEOWNERS' ASSOCIATION, INC.

Policy of Doubletree Lake Estates Homeowners' Association, Inc.

SOIL EROSION CONTROL STANDARDS

The following standards for Soil Erosion Control are being Submitted for inclusion in the Soil Erosion Agreement by the ARC.

Erosion Control Agreement must be signed by Lot Owner and Lot Owner's Builder and submitted to the Architectural Review Committee prior to commencement of construction improvements. Soil erosion and resulting sedimentation are a leading cause of water quality problems in Indiana. Every phase of a construction project has the potential of contributing significant quantities of sediment-laden run-off. Therefore, as a site is developed and throughout completion, the Lot Owner and Lot Owner's Builder must share responsibility for erosion control. Once independent construction activities commence, the developer shall no longer be responsible for erosion control nor shall the developer be responsible to maintain authority of erosion control, although shall maintain the right to enforce. Failure to comply shall result, by agreement of the lot owner and lot owner's builder, in any or all of the following; construction shut-down, fines, responsibility of repairs or cost of repairs to damaged property. Requirements are as follows:

- All lake lots shall have rear yard, backfilled silt fence prior to breaking ground;
- All lots will have front curb erosion protection (socks, silt fence, straw, etc.) the width of the lot prior to breaking ground
- If storm drains are on the lot or adjacent to the lot, they shall be fully protected by a perimeter of staked hay bales prior to breaking ground
- Side yard erosion control will be required IF the elevation and lack of natural pediment (ie grass) will not likely prevent overflow onto an adjacent lot
- Additional erosion controls will be required to address any incidents of overflow on a case by case basis
- This policy in no way waives an owners responsibility to comply with town, state and federal requirements
- Since violations are expensive, the HOA will attempt to give a 24 hour notice for any violations to be cured prior to a penalty being applied with the exception of repeat offender situations in the sole judgment of the HOA
- The HOA will attempt to document all violations/warnings with a date stamped photo.

The individual lot operator, whether owning the property or acting as the agent of the property owner, shall be responsible for erosion and sediment control requirements associated with activities on individual lots. Same shall be responsible for installation and maintenance of a stable construction site access, clean- up of sediment that is either tracked or washed onto roads, and repair of adjacent lots disturbed by construction. I fully understand and accept the above requirements.

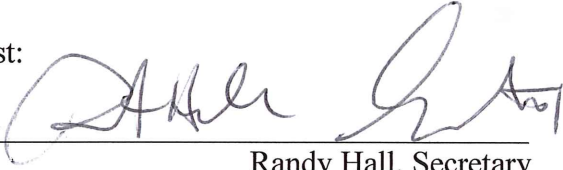
Dated this 1 day of MAY, 2015

Doubletree Lake Estates Homeowners' Association, Inc.

By: 

Peter Andreou, President

Attest:



Randy Hall, Secretary