ISSUE #1

Section 4 - Sample Provision Excerpt (Public Preview)

Signs. No sign of any kind shall be erected by an Owner or Occupant within the Community without the prior written consent of the ARC except (a) when offering a Lot or residence for sale or for lease, not more than one (1) professionally lettered "For Sale" or "For Rent" sign consistent with the Community-Wide Standard and having a maximum area of five...

MARKUP #1 ->

MARKUP #1 · SUBJECTIVE OR OVERBROAD WORDING

BOARD & COUNSEL REVIEW

Sec. 4 (p. 1): Restriction prohibits the display of the U.S. or State of Nevada flag or political signs in violation of NRS 116.320 and NRS 116.325.

Statutory / Legal Reference: NRS 116.320 & NRS 116.325

Statutory Comparison: Flagged under NRS 116.320 & NRS 116.325: Restriction prohibits the display of the U.S. or State of Nevada flag or political signs in violation of NRS 116.320 and NRS 116.325.

CURRENT WORDING IN DOCUMENT:

Signs. No sign of any kind shall be erected by an Owner or Occupant within the Community without the prior written consent of the ARC except (a) when offering a Lot or residence for sale or for lease, not more than one (1) professionally lettered "For Sale" or "For Rent" sign consistent with the Community-Wide Standard and having a maximum area of five...

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):

Amend 4 in consultation with association legal counsel so the provision conforms to NRS 116.320 & NRS 116.325.