

Dear Waterman Village Residents:

Our Administration, your Home and Grounds Committee, and your Marketing Committee have been working to codify the WV Property Regulations for over two years, with many people participating in discussions and revisions. The final version here has been ratified by all, both the Administration and your peers.

The original Home and Garden Rules and Regulations, which have been Waterman Village policies since its inception, have been slightly redrafted. While Waterman Village has always hoped for you to “Live Your Best Life,” we are a community, and that “Best Life” has to have some rules and standards which apply equally to all of us. Hence these “Property Regulations.”

Our Marketing Department staff is totally on board with these policies: We need sales to survive, and sales are hurt when personal decor installations proliferate. Studies of competitive retirement communities stress a cleaner look than similar facilities years ago.

We know rules can't ever please everyone, but we have tried to structure these to create an environment which will be generally acceptable and pleasing to all of us. We hope you will adhere to them with a sense of community spirit, realizing that we all live jointly in this neighborhood; personal choices in Common community areas are therefore inappropriate.

We believe these credos should rule all choices:

- Less is More.
- Restraint is a Virtue
- Safety First!

#### FOR OUR YARDS:

Those of you living in The Oaks and the Lakeside Garden Homes have your own yards, and the temptation is great to install personal objects there. However, none of us own our yards; and what one occupant might see as a delightful addition to that space, a neighbor could regard as displeasing. Waterman Village and our TNT partners have to be the determining judges of what is safe, appropriate, fiscally responsible, and esthetically pleasing for yard and garden decor.

#### FOR OUR COMMON AREAS

##### BOTH INSIDE AND OUT:

You can usually install what decorative objects you love in your personal living areas: your cottage or apartment, your screened balcony, and (for the most part) your outdoor terrace.

However, when entry ways—be it doorways, walkways, or halls—become crowded with decorative objects, EMT's have problems gaining access. Unfortunately, our aging population does require their services frequently; you might find yourself needing their services in a crisis one day. You will want them to gain entry unimpeded!

Please read the following regulations with an understanding of the need to satisfy all of us in some way, while at the same time serving the multiple needs and requirements of a modern day retirement community. We are happy to talk to you individually should you have comments or questions.

Katharine Senn, Chairman, Home and Grounds Committee  
Jean McGuire, Chairman, Marketing Committee