

**AMENDMENT TO THE DECLARATION OF COVENANTS,  
RESTRICTIONS, EASEMENTS, CHARGES AND LIENS FOR FOXTAIL PINES**

The Declaration of Covenants, Restrictions, Easements, Charges and Liens for Foxtail Pines is hereby amended as follows:

1. Paragraph 14 is amended to read: "14. CLEARING OF TREES: There shall be no removal of living trees from any tract except that which must be removed in connection with construction on the property, landscaping, fire mitigation, or that which is consistent with generally recognized conservation or forest management practices."
2. Paragraph 20 is amended to read: "20. RECREATIONAL VEHICLES AND CAMPERS: Recreational vehicles, campers, or camping trailers shall be allowed on any lot in the subdivision provided the lot owner complies with all of the following: (A) Placement on any lot shall be such as to reasonably minimize the negative visual impact on neighboring lots (sheltered from view as much as possible). (B) For lots developed with a residential structure, recreational vehicles, campers, or camping trailers shall be allowed year round. (C) For lots with a residential structure actively under construction, recreational vehicles, campers, or camping trailers shall be allowed during construction. (D) For lots not developed with a residential structure, recreational vehicles, campers, or camping trailers shall be allowed a maximum of 180 days per calendar year and must be removed for the other portion of that calendar year."
3. The following Paragraph 28 is added: "28. SOLAR. The use of solar energy by lot owners is encouraged. However, all solar panels and related equipment must be placed in a location on the lot such as to reasonably minimized the negative visual impact on neighboring lots; must meet improvement set-back requirements, and must be used primarily to furnish energy to that lot. Reserve metering for excess energy shall be permitted."
4. The following Paragraph 18(a) is added: "18(a). LIENS AND ASSESSMENTS. Any liens and/or assessments imposed by the Association under this Section shall have priority and be enforceable in accordance with the provisions of the Colorado Common Interest Ownership Act."
5. The following Paragraph 29 is added: "29. RESIDENTIAL USE. Subdivision lots shall be used for single family, residential use purposes only; except that an in-home office incidental to the residential use is allowed provided it complies with applicable Park County regulations. However, under no circumstances may a subdivision lot be used for commercial purposes, including, but not limited to, a commercial grow operation."

6. The following Paragraph 30 is added: "30. MOTORIZED VEHICLES. Motorized vehicles are prohibited in any common area except at the designated parking lot at the pond. Additionally, and in accordance with Park County regulations, off highway vehicles are not allowed on any county road."
7. Except as amended by this Amendment and previous amendments, the Declaration shall remain in full force and effect.

In witness whereof, this Amendment has been duly authorized and made in accordance with Paragraph 23 of the Declaration.

**FOXTAIL PINES OWNERS ASSOCIATION**, a Colorado nonprofit corporation

By \_\_\_\_\_, President

By \_\_\_\_\_, Secretary

Dated January 18, 2014