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BY DEL WEBB
AT MERRILL RANCH

Anthem Parkside Residential Design Guidelines

Amended
July 31, 2017

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SUMMARY OF CHANGES- July 2017

1. Section II H.3 ANCILLARY EQUIPMENT- antenna or satellite dishes, was modified to reflect the current OTARD regulations.

INTRODUCTION

Anthem at Merrill Ranch is planned as a self-contained and self-sustaining community with diverse neighborhoods. In Anthem at Merrill Ranch, Del Webb/Pulte will be incorporating its many years of planning and development experience in applying new criteria to the development of this master planned community.

Since Anthem at Merrill Ranch will develop over many years, its development philosophy, goals and objectives have been crafted to guide development and design well into the future in a way that accommodates the full spectrum of community needs. These Design Guidelines provide an overall framework for: 1) achieving visual harmony with the natural environment by striving for minimum visual impact of the buildings on the landscape; 2) enhancing harmony with the built environment by stimulating a natural, agreeable and appropriate diversity of style; 3) advancing biological harmony with the natural environment by integrating man and his needs into the existing ecosystem; and, 4) establishing a review process appropriate to ongoing development and major changes within the community.

Neighborhoods and architecture should be unique and discernable. A commitment to distinctive residential architecture provides a strong influence at Anthem Parkside at Merrill Ranch. Anthem Parkside at Merrill Ranch neighborhoods will not rely on one dominant theme, but will represent multiple influences providing a diverse and unique street scene. Residential scale and detail should not be contrived or generic.

Design Guidelines provide an overall framework to allow the community to develop and progress in an orderly and cohesive manner, implementing planning and design concepts which are required by regulatory agencies and desirable to its residents. Design Guidelines include minimum standards for the design, size, location, style, structure, materials and color of architecture and landscaping, and relevant criteria for the construction or modification of all improvements made by any party other than Pulte Home Corporation ('Declarant'). They also establish a process for the judicious review of proposed improvements or alterations. However, Design Guidelines are not the exclusive basis for decisions of the Design Review Committee (DRC) as defined in the Declaration and compliance with these Design Guidelines does not guarantee approval of any application.

These Design Guidelines have been prepared by the Declarant and adopted by the Anthem Parkside at Merrill Ranch Community Association, Inc. (the 'Association'). All terms used but not defined herein shall be given the meanings ascribed to them in the Declaration of Covenants, Conditions and Restrictions for Anthem Parkside at Merrill Ranch (the 'Declaration') and any supplements or amendments thereto, unless the context requires otherwise. These Design Guidelines will be administered by the appropriate Design Review Committee (DRC) pursuant to Article III of the Declaration.

In the event of conflict between these Design Guidelines and any government ordinance, building code or regulation, the more restrictive standard shall prevail unless otherwise mandated by such ordinances, codes or regulations. In the event of conflicts between these Design Guidelines and the Declaration, the Declaration shall control.

These Design Guidelines shall not apply to any activities of the Declarant.

I. ORIGINAL CONSTRUCTION

No original construction, installation or improvement by any Person other than the Declarant will be allowed on any Lot, parcel or Common Area within the Properties without prior written approval by the Declarant, including original construction by the Association or any Builder, until the expiration of the Property Control Period. During the Property Control Period, the Declarant will have exclusive authority to review and act upon all applications for original construction within the Properties and to administer and enforce these Design Guidelines and the Use Restrictions with respect to original construction.

1. The term 'original construction' shall include any landscaping, walls and fences installed by or on behalf of the Association. Any residential landscaping, walls and fences are modifications and will require approval of the DRC prior to start of construction.
2. Applications for approval of construction shall be submitted to the appropriate Design Review Committee (DRC) in accordance with procedures set forth in these Design Guidelines.

II. MODIFICATIONS

No exterior alteration, addition, or renovation on any Dwelling Unit or Common Area, no modifications to porches, patios, landscaping, walls or fences will be allowed on any Lot, without application to, and written approval by, the DRC. Each Owner is responsible for removing or otherwise curing, at its expense, non-complying and/or improvements not approved by the DRC. The provisions of Article III shall apply unless otherwise approved by the DRC. Once DRC approval has been obtained and construction is commenced, the project shall be diligently pursued to completion. Unless otherwise approved by the DRC, improvements must be completed within 180 days of approval. The DRC reserves the right to impose completion time restrictions of approved plans.

A. Architectural Character

1. The architectural design of all additions, alterations, and renovations to the exterior of any Dwelling Unit will conform to the design of the original home in style, detailing, materials, and color. All exterior changes, additions, alterations must be submitted and approved by the Design Review Committee prior to installation/construction.
2. The height of any addition to an existing Dwelling Unit will not be higher than the original roofline.
3. All additions to Dwelling Units will be built within the setback lines originally established for Anthem Parkside at Merrill Ranch or as modified by Declarant with the requisite approval of Pinal County, the Town of Florence, or any other governmental authority with jurisdiction, regardless of more lenient requirements of any local governmental authority.
4. All materials used in maintenance, repair, additions and alterations will match those used by Declarant as to color, composition, type, and method of attachment. The DRC may allow substitute materials if such materials are deemed by the DRC to be compatible with the theme of the community.

5. When any additions, alterations, or renovations are performed to an existing Dwelling Unit, the established lot drainage cannot be altered.
6. No alterations or improvements can be made that provide a flat, non-draining roof surface. All new or altered roofs must drain to the ground solely within the deeded lot area. No roof can drain directly onto a neighboring property.
7. The construction of permanent screened in porches is prohibited.
8. Detached ancillary casitas, guesthouses or pool houses may be considered, but must be submitted for approval to the DRC. All Casitas/Guesthouses/Pool houses shall be defined as enclosed detached units containing livable space. All such structures must meet all city, county, state, and local government codes and restrictions.
9. Motorized or manual sunscreen material for patios may be installed upon approval of the DRC provided that the color of the material matches, or is complimentary to the body of the house or the existing window screens.
10. All additions to residential units shall be built within the setback lines originally established for Anthem Parkside at Merrill Ranch or as changed by the Declarant with the approval of the Town of Florence.

B. Landscaping & Exterior Change Requirements and Guidelines

1. It is the responsibility of each Owner to landscape the front yard of the Lot within a period of ninety (90) days, and the rear yard within 120 days from close of escrow. . Landscaping must be in designed and installed in accordance with the minimum planting requirements as set forth on pages 9 through 13 (Minimum Landscape Requirements) of the Residential Design Guidelines.
2. All residential plantings must come from the approved plant palette for Anthem Parkside at Merrill Ranch. The plantings for Anthem Parkside at Merrill Ranch were selected to maintain consistency in the community character while allowing sufficient diversity in residential planting themes. A list of the pre-approved plantings is set forth in Appendix E.
3. All landscape plants shall be maintained by a fully automatic underground watering system. Irrigation systems that use drip emitters instead of spray heads or bubblers are highly encouraged. When it is necessary to use sprinklers, care should be taken to avoid over-spray on hardscape, structures, windows and adjoining properties.
4. The use of metal edging or borders between planting areas or lot lines is prohibited.
5. Borders between homes to distinguish between lots can be concrete or pavers in one single color approved by the DRC and not to exceed 2 inches in height and 6 inches in width. Installation must be wholly on the lot of the person requesting permission unless both owners approve installation on the property line.
6. The DRC will consider annual flower gardens not exceeding 30 square feet in size for front yards.

Granite

7. The ground surfaces of all yards shall be covered with approved inert or living materials or a combination of both. The only approved decomposed granite for residential landscaping is Apache Red, Desert Rose, Apache Brown, or Desert Gold. All front yard granite shall be screened and 3/4" – 1" in size (or equal as approved by the DRC). All rear yard granite shall be screened and 1/4" – 1" in size (or equal as approved by the DRC).
8. All landscaping shall be maintained in accordance with the Community-Wide Standard. Trees with shallow and/or invasive roots planted within five (5) feet of concrete sidewalks shall include root barriers. Trees must also be set back five (5) feet from perimeter walls to avoid canopy/root encroachments.
9. The use of solid plastic sheeting or polyethylene over ground areas will not be permitted. If landscape fabric is used, it must allow the free flow of air, water, and gases to and from the soil. Comparable materials may be used only with prior approval of the DRC.
10. All mounds and/or berms shall be no higher than eighteen (18) inches and shall not alter the original drainage pattern of the lot.
11. Each Owner will submit landscaping plans for review by the DRC within forty-five (45) days after the close of escrow. The procedures for submittal are described in Article III of these Design Guidelines.

C. Landscape Accent Materials

1. Natural fractured stone/granite, to match base granite color, or natural river rock (4" – 6"), may be used as simulated river runs for drainage/erosion control only. River runs must be set back a minimum of twelve (12) inches from lot lines. Boulders must be surface select, natural colors, and must be buried at least 1/3 of their height.
2. No artificially colored rock will be permitted as ground cover. Ground cover, inert material and any other landscaping softscape or hardscape shall not be used to spell out or form names, nicknames, initials, names of states or cities, athletic teams, slogans, states, emblems, geometric patterns or any other word, image, symbol or communication.
3. Excessive use of concrete (as determined by the DRC) in front, street side and view lot back yards will not be allowed. No concrete may be located adjoining or adjacent to driveway areas other than that which is initially included with the dwelling unit; however, additional concrete walking area(s) adjacent to the driveway which extends the overall total driveway width not more than four (4) feet may be considered for approval by the DRC.
4. On view lots, ground level patio extensions may not encroach more than 65% of the yard depth to the property line, or eighteen (18) feet from the house, whichever is greater. Concrete extensions shall be no closer than seven (7) feet to the rear property line. Overhead patio covers may not encroach into the rear setback area. The Design Review Committee will consider concrete surfaces that exceed the 65% requirement, provided surfaces are intermittently broken up with appropriately positioned in-ground planters providing for landscape within the extension area. Patio extensions may be concrete, pavers, and a variety of tile, natural stone, Saltillo, and natural color concrete stamp finishes. A maximum of one 12" (inch) step-up may be included; however the step-up must be a minimum of eight (8) feet from any lot line. In the case of a view lot located on an open

space area, consideration for a variance may be given. Excessive use of concrete on non view lots will be determined by the DRC.

5. Concrete coating, painting and pool deck application is limited to a single color that must blend/match the base color of the home. Walkways, courtyards and rear yard patios may be constructed of concrete, paving stones, colored concrete, exposed aggregate, natural stone, tile, Saltillo, and stamped concrete. Finish must be of a color that blends with or matches the base color of the home. A sample of color and any pattern must be submitted to the DRC for approval.
6. Driveway coatings or applications will not be permitted, however a paver or aggregate driveway will be considered and must be submitted to the DRC for approval.
7. All living sod and turf must maintain a three (3) foot setback from the lot line. Turf areas must be bordered by a permanent border such as, extruded concrete curbing, brick border, or other material approved by the Design Review Committee. If sod or turf is used, common Bermuda grass will not be allowed. If a warm season grass is used that will go dormant in winter, such as hybrid Bermuda, over seeding with Rye seed is required. No more than 50% of the front yard will be sod or turf.
8. Synthetic Turf - High quality synthetic turf may be considered for both front and rear yards. Synthetic turf is not to exceed 50% of the front yard. Synthetic Turf must be bordered by a permanent border such as, extruded concrete curbing, brick border, or other material approved by the Design Review Committee. All synthetic turf must be installed and maintained in good repair per manufacturer's specifications. No indoor/outdoor, astro-turf, or similar materials not in keeping with the community standard will be permitted. All synthetic turf must be submitted to the DRC for review prior to installation. Architectural submittals must include a sample of the material, all manufacturers' specifications for installation and maintenance.

D. Minimum Planting Requirements

ANTHEM PARKSIDE AT MERRILL RANCH 40' X 115' LOTS MINIMUM PLANT REQUIREMENTS

	Standard Interior		Oversized Lots (1)	
	Front Yard (4)	Back Yard (5)	Front Yard (4)	Back Yard (5)
Trees (24" Box)	1	2	1	2
Shrubs (1 Gal.) (2)	7	5	10	10
Shrubs (5 Gal.) (2)	4	3	6	6
Ground Cover (1 Gal.) (3)	6	3	8	3
Accent (5 Gal.)	3	2	3	3

Notes:

- (1) Lots in excess of 6,000 square feet. Additional plants may be required at the discretion of the DRC.
- (2) Cactus, flowers and succulents may replace shrubs on a like size basis, but shall not replace trees.
- (3) Grass may replace Ground Cover but cannot exceed 50% of the Front Yard. (Please refer to building setback requirements.)
- (4) Lots with a front yard casita may reduce the shrub, groundcover and accent requirements by 25%. Additional considerations may be made by the DRC.
- (5) Lots with a pool/spa may reduce the shrub, groundcover and accent requirements as approved by the DRC on an individual basis.

General Notes:

These standards are considered as minimums. Additional plantings may be required by the DRC based on lot specific considerations. The DRC may also determine a reduction in plantings.

ANTHEM PARKSIDE AT MERRILL RANCH
45' X 115' LOTS
MINIMUM PLANT REQUIREMENTS

	Standard Interior		Oversized Lots (1)	
	Front Yard (4)	Back Yard (5)	Front Yard (4)	Back Yard (5)
Trees (24" Box)	1	2	1	2
Shrubs (1 Gal.) (2)	7	5	10	10
Shrubs (5 Gal.) (2)	5	3	6	6
Ground Cover (1 Gal.) (3)	6	3	8	3
Accent (5 Gal.)	3	2	3	3

Notes:

- (1) Lots in excess of 6,000 square feet. Additional plants may be required at the discretion of the DRC.
- (2) Cactus, flowers and succulents may replace shrubs on a like size basis, but shall not replace trees.
- (3) Grass may replace Ground Cover but cannot exceed 50% of the Front Yard. (Please refer to building setback requirements.)
- (4) Lots with a front yard casita may reduce the shrub, groundcover and accent requirements by 25%. Additional considerations may be made by the DRC.
- (5) Lots with a pool/spa may reduce the shrub, groundcover and accent requirements as approved by the DRC on an individual basis.

General Notes:

These standards are considered as minimums. Additional plantings may be required by the DRC based on lot specific considerations. The DRC may also determine a reduction in plantings.

**ANTHEM PARKSIDE AT MERRILL RANCH
55' x 120' LOTS
MINIMUM PLANT REQUIREMENTS**

	Standard Interior		Oversized Lots (1)	
	Front Yard (4)	Back Yard (5)	Front Yard (4)	Back Yard (5)
Trees (24" Box)	2	2	2	2
Shrubs (1 Gal.) (2)	8	8	12	12
Shrubs (5 Gal.) (2)	6	6	8	8
Ground Cover (1 Gal.) (3)	10	6	16	8
Accent (5 Gal.)	3	3	4	4

Notes:

- (1) Lots in excess of 8,000 square feet. Additional plants may be required at the discretion of the DRC.
- (2) Cactus, flowers and succulents may replace shrubs on a like size basis, but shall not replace trees.
- (3) Grass may replace Ground Cover but can not exceed 50% of the Front Yard. (Please refer to building setback requirements.)
- (4) Lots with a front yard casita may reduce the shrub, groundcover and accent requirements by 25%. Additional considerations may be made by the DRC.
- (5) Lots with a pool/spa may reduce the shrub, groundcover and accent requirements as approved by the DRC on an individual basis.

General Notes:

These standards are considered as minimums. Additional plantings may be required by the DRC based on lot specific considerations. The DRC may also determine a reduction in plantings.

**ANTHEM PARKSIDE AT MERRILL RANCH
65' X 120' LOTS
MINIMUM PLANT REQUIREMENTS**

	Standard Interior		Oversized Lots (1)	
	Front Yard (4)	Back Yard (5)	Front Yard (4)	Back Yard (5)
Trees (24" Box)	2	2	2	2
Shrubs (1 Gal.) (2)	8	8	12	12
Shrubs (5 Gal.) (2)	6	6	8	8
Ground Cover (1 Gal.) (3)	10	6	16	8
Accent (5 Gal.)	3	3	4	4

Notes:

- (1) Lots in excess of 8,000 square feet. Additional plants may be required at the discretion of the DRC.
- (2) Cactus, flowers and succulents may replace shrubs on a like size basis, but shall not replace trees.
- (3) Grass may replace Ground Cover but can not exceed 50% of the Front Yard. (Please refer to building setback requirements.)
- (4) Lots with a front yard casita may reduce the shrub, groundcover and accent requirements by 25%. Additional considerations may be made by the DRC.
- (5) Lots with a pool/spa may reduce the shrub, groundcover and accent requirements as approved by the DRC on an individual basis.

General Notes:

These standards are considered as minimums. Additional plantings may be required by the DRC based on lot specific considerations. The DRC may also determine a reduction in plantings.

**ANTHEM PARKSIDE AT MERRILL RANCH
70' X 120' LOTS
MINIMUM PLANT REQUIREMENTS**

	Standard Interior		Oversized Lots (1)	
	Front Yard (4)	Back Yard (5)	Front Yard (4)	Back Yard (5)
Trees (24" Box)	2	2	2	2
Shrubs (1 Gal.) (2)	8	8	14	14
Shrubs (5 Gal.) (2)	6	6	8	8
Ground Cover (1 Gal.) (3)	10	6	18	8
Accent (5 Gal.)	5	5	8	8

Notes:

- (1) Lots in excess of 8,000 square feet. Additional plants may be required at the discretion of the DRC.
- (2) Cactus, flowers and succulents may replace shrubs on a like size basis, but shall not replace trees.
- (3) Grass may replace Ground Cover but can not exceed 50% of the Front Yard. (Please refer to building setback requirements.)
- (4) Lots with a front yard casita may reduce the shrub, groundcover and accent requirements by 25%. Additional considerations may be made by the DRC.
- (5) Lots with a pool/spa may reduce the shrub, groundcover and accent requirements as approved by the DRC on an individual basis.

General Notes:

These standards are considered as minimums. Additional plantings may be required by the DRC based on lot specific considerations. The DRC may also determine a reduction in plantings.

E. Fountains, Water Features, Statuary, Topiary, Yard Art

1. Fountains shall be submitted to the DRC for consideration and approval prior to installation. Submittals must indicate the exact placement of the fountain and all dimensions including the height, width and distance between tiers. Fountains are limited in height to four (4) feet above the natural grade of the Lot. All fountains shall be constructed of natural material, color and design, each of which is compatible with the overall Architectural theme of Anthem Parkside at Merrill Ranch, as determined by the DRC. Pre-manufactured fountains shall be subject to the same guidelines as those constructed on the Lot. Fountains/Water Features should be simple in design, and not include figurines or statuary incorporated into the design. Fountains shall be permitted within a walled front courtyard area and/or in the rear yard except in the 5 foot setback area. Fountain equipment requires a screening wall a minimum of one (1) foot higher than the equipment at a maximum height of five (5) feet. Screening walls must be stucco and painted the same base color as the house. No water feature shall exceed four (4) feet in height. Water features and waterfalls approved by the DRC do not require screening within the walled front courtyard area, as noted for fountains.

During an absence of the homeowner for a period of time of one month or more, fountains and/or water features must be drained and filled with bleach or similar product, to prevent insect infestation. The owner may instead keep the filtration system on during their absence.

2. Statues, topiary, ornamentation, artificial plants, sculpture, signs (other than real estate signs, home security monitoring signs and signs that cannot be prohibited by law) and similar artifacts and other decorative items will not be allowed in the front, side or back yard with the exception of temporary holiday decorative landscaping items. Decorative items will be allowed in the rear yard and front courtyards if they comply with the following restrictions as determined by the DRC:
 - a. Decorative Items are complementary to the theme of the Community and House Architecture in color and design.
 - b. Colors blend with the House, Rock, and Community Color Scheme.
 - c. Maximum height of three (3) feet for front courtyard decorative items and not to exceed lowest wall height for rear yard items .
 - d. Reasonable number in proportion to the courtyard size or rear yard size.
 - e. Artifact restrictions will be interpreted and evaluated for compliance by the DRC.

F. Pools & Spas

1. Pools & Spas: In addition to DRC approval, all pools, spas, and Jacuzzis must be installed according to Town of Florence, Pinal County and/or State of Arizona ordinance and will require protective fencing and be subject to certain setbacks. Setback for pools and spas is 3 feet from waters edge to wall.
2. The location, screening of, and sound insulating materials for pool pumps and other equipment shall be subject to prior approval of the DRC. The open end of the screen wall requires a gate, landscaping, or a return wall to prevent seeing the equipment from neighboring houses. All screening shall match as closely as possible the color and materials of the Dwelling Unit, to give the appearance of being an integral part of the Architecture of the Dwelling Unit.

3. Above-ground spas or hot tubs may not be installed outside the side footprint of the house.
4. Above-ground pools are **not** permitted in Anthem Parkside at Merrill Ranch.
5. In no instance shall any portion of a perimeter fence be temporarily removed or altered, including but not limited to removal in conjunction with the installation or construction of a swimming pool. Any owner in violation of this provision shall be subject to monetary penalties.
6. Pools may not be backwashed into washes, common landscaped areas, drainage ways or streets. All backwash water must be contained on the Owner's Lot.
7. It is recommended that the front yard sewer cleanout be used for pool backwashing.

G. Walls & Fences

1. No alterations, changes, or additions will be allowed to walls and/or fences installed by Declarant for any Dwelling Unit or Common Area.
2. See Article XI of the Declaration for wall repair and maintenance responsibilities.
3. Any wall taller than two (2) feet will not be allowed within the setbacks described in Appendix D of this document unless originally installed by the Declarant. Courtyard walls 2 feet or less in height must not enclose more than 50% of the front yard and no closer than 10 feet to the sidewalk.
4. Gates, including courtyard gates, shall be painted or stained a color approved by the DRC.
5. Privacy panels are allowed only on one end (side) of the private back patio, painted the body color of the Dwelling Unit and are required to be constructed with 2" (inch) x 2" (inch) panels placed at 4" (inch) center to center.
6. Walled courtyard areas are defined as: Enclosure of the front portion of the residence to create a private/semi-private walled area. Walled courtyards must meet the criteria defined in Appendix D.
7. Front courtyard walls are limited to a maximum height of four (4) feet. Front courtyard pillars/columns including planting pots and coach lights are limited to a maximum height of 56 inches. The placement of 'Coach Light' type fixtures and planting pots is permitted on top of the pillars/columns. The maximum height of the 'Coach Light' fixture and planting pot is 24" (inches). The measurement of courtyard wall heights shall be taken from the proposed wall exterior grade.
 - i. The color of the planting pots must match the body color of the Dwelling Unit or be of neutral earth tones. Pots must contain live plant material. The number of pots shall not dominate the appearance of the home.
 - ii. These walls and pillars/columns, as described, cannot be outside the building setback area.
8. A courtyard arch may be constructed, but must meet the following criteria:

- i. A minimum twenty-four (24) inch depth.
- ii. Ten (10) feet at the highest point.
- iii. Stuccoed and painted to match the body color of the home, or finished with stone accents as applicable to the community.

9. All gates installed on courtyard entrances must be submitted for DRC approval.

H. Ancillary Equipment

1. Solar Devices
2. Mechanical Equipment
3. Antenna or Satellite Dishes

1. Solar Devices

Roof-mounted equipment (including without limitation mechanical and air conditioning) will not be allowed; provided, however, that if a court of competent jurisdiction enters a final, unappealable order declaring that strict compliance with this subsection would effectively prohibit the installation or use of a solar energy device within the meaning of Arizona Revised Statutes, Section 33-439, as amended, then roof-mounted solar heating equipment shall be permitted if screened so as not to be Visible From Neighboring Property (to the extent reasonably consistent with the installation and use of such equipment), such as screening to match as closely as possible the color and materials of the Dwelling Unit to give the appearance of being an integral part of the Architecture of the Dwelling Unit. In addition, the DRC will consider the following factors in determining whether to approve the installation of a solar energy device:

Whether feasible alternatives utilizing solar energy are available.

Whether any alternative designs will be comparable in cost and performance.

The feasibility of making the required modifications.

The extent to which the property at issue is amenable to the required changes.

Whether decisions previously made by the Owner or prior Owner are responsible for limiting or precluding the installation of a solar device rather than the restrictions themselves.

The location.

The type of housing.

The value of the Dwelling Units within the community.

Whether the restrictions impose too great a cost in relation to what typical Owners in the community are willing to spend.

The DRC must approve screening designs prior to installation.

2. Mechanical Equipment

Window type air conditioners will not be allowed whether installed in a window or a wall.

3. Antenna or Satellite Dishes

Antenna/satellite dishes for which installation and use is protected under the Over-the-Air Reception Devices (OTARD) are permitted outside the house without ARC approval provided they are defined by OTARD and **comply with the guidelines listed below.**

The OTARD regulations apply only to:

- A "dish" antenna that is one meter (39.37 inches) or less in diameter and is designed to receive direct broadcast satellite service, including direct-to-home satellite service, or to receive or transmit fixed wireless signals via satellite.
- An antenna that is one meter (39.37 inches) or less in diameter or diagonal measurement and is designed to receive video programming services via broadband radio service (wireless cable) or to receive or transmit fixed wireless signals other than via satellite.
- An antenna that is designed to receive local television broadcast signals.

Antennae and other reception devices shall meet the following guidelines:

- A. In order to ensure personnel and property safety, dishes and antenna should be professionally installed.
- B. The smallest antenna that will adequately receive the desired signal shall be used, but not to exceed a maximum of forty inches.
- C. The antenna shall be located in a manner that minimizes visibility from the street, neighboring properties, or the golf course, if possible.
- D. Mounting the Satellite Dish or Antenna to the home is preferred. Side house mounts and ground installations are permitted at a minimum of 15 feet from the front corner of the Dwelling Unit. Roof mounted satellite Dish or Antenna shall be kept as close to the roof line as possible.
- E. Ground installation shall be appropriately screened with landscaping from the approved plant list if visible from the street.
- F. Any transmission cable from a ground mounted receiver to the Dwelling Unit must be underground.
- G. Any exposed cabling or wiring on the Dwelling Unit shall be painted to match that area of the Unit.

"Fixed wireless signals" do not include AM radio, FM radio, amateur (HAM) radio, Citizen's Band (CB) radio, and Digital Audio Radio Service." These devices are not permitted outside the Dwelling Unit

The homeowner will accept full responsibility and will bear the cost for correcting a violation of the Residential Design Guidelines.

I. **Trash Containers**

Trash containers provided by the trash collection provider may not be stored in the front yard of any Lot or maintained so as to be visible from outside the Lot unless they are made available for collection, and then only for the shortest time reasonably necessary to effect such collection.

J. Signage

Posting of signs of any kind (including posters, circulars and billboards) is prohibited except those required by law and the following:

See Appendix F for Real Estate Sign and Open House Sign Specifications.

1. One (1) DRC approved real estate 'For Sale', For lease or For rent, sign may be placed in the front yard only of a residence within the Anthem Parkside at Merrill Ranch Community. The sign will be installed such that the top of the sign is no more than thirty-six (36) inches above ground level. The sign will be placed perpendicular to the curb or sidewalk, a minimum of eighteen (18) inches from the sidewalk or curb. No corner signs are permitted. One single eight (6) inches by twenty-four (24) inches double-sided rider in matching color and print may be attached to the lower signpost containing broker's name, agent's name, and one phone number. No advertising riders, balloons, banners, flags or other promotional material may be attached to the approved sign or residence. No flyers, tubes, or containers may be attached to the approved sign. The approved sign may be modified to read 'For Lease,' but shall not contain the language 'For Sale or Lease.' Signs must be removed seven (7) days after close of escrow and may not have a 'Sold' rider attached. No signs will be permitted in windows, on rear fences, courtyard walls, or any portion of the body of the Dwelling Unit. The Owner shall be responsible for obtaining the sign, appropriate placement, maintenance, and removal of the sign per these Design Guidelines.
2. In the event that a non-approved sign is observed, the Association will provide the Owner with written notice allowing three (3) days for sign removal. If the sign has not been removed at the end of the three (3) day notice period, the Association reserves the right to impose a \$250.00 per day fine on the Owner until the sign is removed. The Association reserves the right to have any non-approved sign removed at the Owner's expense.
3. Owners will be permitted to post 'no soliciting' signs near or on the front door, or in the front yard near the entrance to a courtyard. Such 'no soliciting' signs shall not exceed one (1) foot in height if placed in the ground and, additionally, shall not exceed a size of thirty-six (36) square inches (e.g., three inches by twelve inches [3" x 12"]).
4. Owners will be permitted to post a reasonable number of professionally designed home protection/security signs from a security/alarm company providing services to such Owner or the Dwelling Unit. One single-sided security/alarm sign may be placed in the front yard where it is visible to persons approaching the Dwelling Unit, and a sign may also be placed in the windows of the Dwelling Unit. The ground mounted sign shall not exceed two (2) feet in overall height from finished grade and seventy-two (72) square inches in size (e.g., eight (8) inches by nine (9) inches) if placed in the ground; or exceed sixteen (16) square inches in size (e.g., four (4) inches by (4) four inches) if placed in a window.
5. 'Open House' (or 'OH') directional signs which give directions to a house which is for sale or for lease to which the public is invited for a walk-in inspection are permitted under the following conditions:

OH signs are permitted between the hours of 8:00 a.m. and 6:00 p.m.

OH signs shall be contained to an industry standard size.

No more than four (4) OH signs will be permitted per Lot. This excludes the one (1) For Sale or For Lease sign allowed to be posted on the Lot.

OH signs will be permitted to be placed on a different resident's Lot, provided that the Lot Owner's permission has been previously obtained.

OH signs will be permitted to be erected in the common areas at designated locations.

No attachments or riders are permitted, including flags, balloons, etc.

OH signs will not be permitted on any main arterial streets leading into Anthem Parkside at Merrill Ranch.

OH signs will not be permitted in the medians.

OH signs will not be permitted on any side or rear yard walls, sidewalks or roadways.

OH signs will not be permitted at the main entrances.

6. One (1) additional home identification sign, identifying a Lot or Dwelling Unit by number, address, or Owner, consistent with the Community-Wide Standard, not to exceed seventy-two (72) square inches in size, will be permitted.
7. Address numbers on the curbing will be permitted under the following conditions: Exhibit B
 - a. Black on white numbering
 - b. Plain block numbers
 - c. No symbols or pictures
 - d. Must be 18"L x 7"H in size
 - e. Curb numbers shall be on the house side of the driveway, 3 feet from edge of driveway. Existing house numbers that have faded may be repainted with a white reflective paint or dark brown. Any other color besides the original, white or dark brown must be submitted for approval.
8. Political signs may be displayed under the following restrictions: A.R.S. 33-1808

Political sign shall not be displayed earlier than 60 days before an election and removed no later than 15 days after the election. Political signage must be commercially produced and the total maximum aggregate dimensions shall not exceed 9 square feet total on a member's property. Door to door political activity is prohibited from sunset to sunrise. The association requires the prominent display of an Identification tag for each person engaged in the activity, along with prominent identification of the candidate or ballot issue that is the subject of the support or opposition. Political signs shall not be placed on any Association common areas unless prior approval is granted in writing by the Anthem Parkside at Merrill Ranch Board of Directors. Political signs shall not be permitted in the medians, on any walls, sidewalks or roadways or on any arterial streets leading into the Anthem Parkside at Merrill Ranch community.
9. Notwithstanding the above, Declarant shall be allowed to install any sign(s) necessary or desirable for purposes connected with the development of or sale of homes at/for Anthem Parkside at Merrill Ranch.

10. Notwithstanding the foregoing, the DRC may require the removal of any sign (other than a sign installed by Declarant) that it determines is inconsistent with the Community-Wide Standard with respect to color, content, materials, and location or otherwise.

K. General Standards

1. Patio Covers/Awnings
2. Gazebos
3. Patio Furniture
4. Trellises
5. Flags
6. Sunscreens
7. Security Doors
8. Exterior Painting
9. Rain Gutters
10. Storage Sheds
11. Skylights & Solar Tubes
12. Holiday Decorations
13. Decorative Exterior Art
14. Driveway Extensions/Walkways
15. Playground Equipment
16. Outdoor Lighting
17. Exterior Gates
18. Fireplaces, BBQs, Kivas, Pergolas
19. Window Coverings

1. Patio Cover/Awnings/Extensions (Overhead)

As with all exterior modifications, patio cover/extensions plans must be submitted to the DRC for approval prior to installation/construction. The DRC will require the proposed patio cover meet or exceed original standards as designed and installed by the Declarant or its Affiliate. Overhead Patio Cover may not exceed ten (10) feet from the rear portion of the residence, and must be constructed with the same architectural detail and materials as the existing patio. Must match the existing roofline, for example, if the existing roofline is stucco and paint; the extension must be stucco and paint and may not encroach the rear setback area.

Patio Cover Extension (alumnawood) may be installed on the rear of the Dwelling unit over a concrete patio as long as the posts for the patio cover are within the building setback area and at least 15 feet from the rear property line and 5 feet from any side property line. Patio cover overhangs are permitted to encroach up to 2 feet past the posts. Patio covers are permitted in approved colors that match approved exterior color schemes as determined by the DRC.

Retractable Fabric or canvas awnings over the patio must match the body color of the home. Fabric or canvas awnings may also be installed above windows on the back of a Dwelling Unit upon approval of the DRC.

2. Gazebos and canopies attached to a free standing structure must be submitted to the DRC for approval.

The structure must not exceed 10 feet in height and must be setback 5 feet from all lot lines. Posts must be securely attached to or in cement. The canopy shall be constructed of canvas or other woven material and its color shall match the color scheme of the home. Solid colors only, patterns will not be permitted. Owners will be required to replace canopies that show signs of weathering.

3. Patio Furniture

A reasonable amount of patio furniture may be placed on the rear patio, front porch and/or in the front courtyard area. Patio furniture must be in keeping with community standards as determined by the Design Review Committee. Patio furniture that does not conform to the Community Standard will not be permitted.

Patio furniture with an umbrella or canopy placed in the front courtyard area must be within the following guidelines:

Limit of one (1) umbrella or canopy in the front courtyard area.

Umbrella and patio furniture colors must closely match or softly blend with the existing color scheme of the home.

Umbrellas must be of simple design without figures, designs, verbiage, etc. A striped umbrella may be used if the stripes are shades of the same color.

Umbrella size and shape must be appropriate for the area in which it is being placed.

Umbrellas must be folded and secured or removed during non-use.

4. Trellises

Planting trellises must be submitted for approval by the DRC and are permitted under the following guidelines:

A trellis may be installed against the Dwelling Unit (it is suggested that the installation be at least eighteen (18) inches from the Dwelling Unit to avoid violating the termite barrier). A trellis may be installed against a fence/perimeter wall, but may not exceed the height of the fence/perimeter wall.

5. Flags

The official flag of the United States, the State of Arizona, the Armed Forces (such as U.S. Army, U.S. Navy, U.S. Air Force, U.S. Marine Corps, U.S. Coast Guard), POW/MIA flags, , an Arizona Indian National Flag and the Gadsden Flag may be displayed on any Lot provided such flag is displayed in the manner required under the federal flag code from a pole attached to a Residential Unit on the Lot, the pole is no longer than ten feet in length and does not extend more than ten feet from the edge of the Residential Unit, the flag is no more than twenty four square feet in size. Any flag lighting does not violate Section 5.28 of this Declaration, and the flag is maintained in good condition. The flag of another nation may be displayed in lieu of the United States Flag on national holidays of such nation provided such display complies with the requirements for displaying the United States Flag.

In Ground Flag Poles- No more than one (1) in ground flag pole will be permitted in the front or rear yard

of a lot. Flag pole must be a minimum of 12' in height and no higher than the rooftop of the home. Flag poles must be setback 7 feet from all lot lines. Flag pole may be black, bronze or steel in color with a standard ball topper. No more than two flags of the foregoing flags may be flown at one time. The American flag may only be displayed from sunrise to sunset unless appropriate lighting is installed that properly illuminates the flag without disturbing the quiet use and enjoyment of the neighboring property per Sec 5.28. Such lighting must be approved by the Committee. Flag must be displayed in a manner consistent with the Federal Flag Code.

6. Sunscreens on Windows

DRC approval is not required for Sunscreens provided the frames are the color of the body of the home, and the screen color is black, dark brown, or charcoal.

7. Security Doors

Security Doors require approval of the DRC. A photo or drawing must be submitted with the application. Security Doors must match the body or trim color of the home.

8. Exterior Painting

Dwelling Units may be repainted the original color scheme without DRC approval. To change the color scheme requires DRC approval and must be one of the approved schemes for the neighborhood and may not be the same color as an adjacent dwelling unit.

9. Rain Gutters

Rain gutters may be added to residences to prevent erosion of landscaped areas. All gutter installations must be configured to the appropriate Roof Drainage Plans for specific homes and elevations. In addition, they must blend or match the body color of the home where attached. Drainage shall not be conveyed onto adjacent properties.

10. Storage Sheds

Storage sheds are permitted in Anthem Parkside at Merrill Ranch, providing they are not visible from neighboring property. In the event a Lot owner wishes to construct a storage shed that will be visible from neighboring property, plans must be submitted to the DRC for consideration. A maximum height of eight (8) feet at the highest peak and square footages not to exceed one hundred (100) square feet (10' x 10') will be permitted. No roof mounted equipment is permitted. Storage structures must be free standing and not attached to the dwelling unit. Sheds must be a minimum of 12 inches from all walls demarcating the Lot's boundaries as to not create dead space between shed and walls. Sheds must be of plastic, resin or wood, metal is prohibited. All exterior architectural detail, roof materials, color, etc., must match the body of the dwelling unit.

11. Skylights; Solar Tubes:

Skylights and solar tubes will be considered for approval if they are installed on the rear side of the Residential Unit and screened from street view.

12. Holiday Decorations

Winter holiday decorations may be displayed from November 1 to January 31. All other holiday decorations may be displayed no more than seven (7) days prior to the holiday and must be removed seven (7) days after the holiday.

13. Decorative Exterior Art

Decorative Art may be displayed on houses but shall be neutral in color and may be limited in number so as to not dominate the appearance of the home. Dimensions of decorative art shall not exceed 36" in length, width, and height, and must be approved by the DRC.

14. Driveway Extensions and Walkways

Driveway extensions shall be located in the side yard and shall be adjacent to the existing driveway and shall not exceed the width of the corresponding side gate providing access to the rear yard. The driveway extension shall terminate perpendicular to the house at the garage door.

A minimum of (2) two feet must be maintained between the new extension and the property line. In addition, a minimum of (10) ten square feet of landscaped area must be maintained at the corner adjacent to the property line and the sidewalk with a minimum of (4) four feet of this area to be adjacent to the sidewalk. This area shall be landscaped in accordance with the rest of the property, with an approved planting no less than (2) two feet in height.

Beyond the garage door shall be considered a walkway. The walkway may coincide with the width of the driveway extension as a continuation of said extension and terminate at the corresponding side gate. Per guidelines for walkways, there must be a minimum of (1) one foot between the walkway and the property line.

Submittals must include a plot plan with the following information noted thereon:

- The location and dimensions of the proposed extension
- The existing driveway dimensions
- The total linear feet of lot frontage

Parking on the driveway extension is NOT permitted.

See Exhibit A for diagram. Page 57

Driveway extensions can be constructed of concrete or pavers and must complement the colors scheme of the home. Painting of paved surfaces is prohibited, however a colored concrete or epoxy may be added with approval.

Walkways shall not be greater than four (4) feet in width. Walkways that run parallel to the home shall be one (1) foot or more off the property line. Additionally, the walkway may not exceed four (4) feet past the front edge of the home. Any walkway greater than four (4) feet wide, refer to driveway extension Sec II K 14.

To widen a driveway for additional walking area on either side of the driveway, it shall not exceed four (4) feet in width or two (2) feet on either side.

The area between the home and the walkway addition must have groundcover installed per the landscaping guidelines or to match the existing front yard ground cover (i.e., decomposed crushed granite).

The Committee reserves the right to review and request changes to the addition per these requirements.

15. Playground Equipment

Plans for play structures and similar recreational equipment must be submitted for approval since in most instances they protrude over the fence line. This is not to eliminate play structures, but to consider privacy issues for adjacent neighbors, and to assure the aesthetic appeal.

The maximum height that will be considered for approval of swing sets is ten feet (10'). The maximum height for any deck/platform is four (4) feet above ground level.

The play structure may be placed no closer than five (5) feet to any lot line. When considering plan approval, the Committee will consider the appearance, height and proximity to neighboring property. Submittals must include a picture or brochure of the structure, total dimensions, materials and a plot map or drawing indicating the proposed location and its proximity to adjacent property lines.

The color of canopy of the play structure must be one of the following: 1) a 'neutral' color of off white, beige, or light brown, 2) a single solid color of red, blue, green, or yellow, or 3) striped with white or another primary color and one (1) other color of red, blue, green, or yellow. Prints and multi-colored striped canopies are prohibited.

16. Outdoor Lighting

While spotlights shall be allowed within the rear yard of the home, they must be shielded so as not to illuminate neighboring property. Outdoor lighting must be directed downward so that only the lot on which the lights are placed is illuminated. Maximum wattage permitted in outdoor lighting shall be 100 watts or equivalent Lumen. Outdoor lights must be turned off after 10:00 p.m. if they are manual. If they are on a sensor and installed for security purposes, the sensor should be set so that the spotlights stay on for the shortest amount of time possible while still ensuring the safety of the residence.

The DRC shall reserve the right to require changes to or deletions of continuous or security lighting if the use of such lighting does not comply with the foregoing guidelines and/or results in a disturbance to surrounding Owners.

17. Exterior Gates

Exterior gates up to 10 feet in width may be installed. All gates must match those provided by the Builder/Developer, and may only be placed in the front. All exterior gates must be submitted to the DRC for approval.

18. Fireplaces, BBQs, Kivas, Pergolas

Wood burning and/or gas built-in barbeque units, fire pits and/or fireplaces must be contained within the rear yard or enclosed front courtyard. Site chimney elements must be located to avoid obstructing views from inside the house or from adjacent properties, and must provide a setback of a minimum of five (5) feet from any side view Lot line and no more than six (6) feet in height at the highest point. Gas burning types of kivas/fireplaces are acceptable.

Pergolas must be located five (5) feet from the side and rear Lot line, and must contain an open, slatted roof. Pergolas may not exceed ten (10) feet in height. Pergola support pillars must be a maximum of eight (8) feet in height. The structure and support posts must be constructed of a manufactured embossed aluminum material that simulates a structure made of wood with a minimum nominal post dimension of 6 by 6. A second option is a stucco surfaced structural post with a minimum nominal dimension of 8 by 8 square and painted to match the body color of the home, or faced with stone accents as applicable to the community.

19. Window Coverings

Permanent draperies or suitable window treatments shall be installed on all front-facing windows within sixty (60) days of occupancy. No reflective materials with a reflectivity greater than 20%, including but not limited to, aluminum foil, reflective screens or glass, mirrors or similar type material, shall be installed or placed upon the outside or inside of any windows. The exterior side of window coverings or treatments used to shelf or decorate openings must provide a neutral backing.

III. DRC AND RESIDENTIAL PROPERTY OWNER REQUIREMENTS

The DRC has been established to maintain the integrity of the Architectural and design character established by Declarant at Anthem Parkside at Merrill Ranch. To this end, as part of its duties, the DRC will review all proposed additions, improvements or alterations on developed Lots and Common Areas, and all proposed landscaping, walls and fences on any Lot or Common Area after conveyance to an Owner or the Association. Article III of the Declaration sets forth provisions with respect to the DRC, including appointments to the Committee. Any and all approval or denial will rest with the DRC or a subcommittee of the DRC created by the Board for such purpose (subject, however, to the authorization and veto rights reserved to Declarant in the Declaration and/or these Design Guidelines); each such approval or denial will be in writing. Within ten (10) days of receiving notice, Declarant will have the right in its sole and absolute discretion to veto any action taken by the DRC.

The DRC Subcommittee may be comprised of full-time Anthem Parkside at Merrill Ranch Owners, representatives of Declarant, employees of the Managing Agent and Association employees. Owners desirous of sitting on the DRC will complete an application, an interview, and if accepted, following a 90-day probationary period, will serve a two (2) year term, which may be extended. In addition to reviewing all applications for modifications to the exterior of Anthem Parkside at Merrill Ranch Dwelling Units, members of this DRC will also be assigned inspection duties for compliance of these Design Guidelines.

A. Residential Property Owners

Lot Owners are required to submit Plans to, and receive written approval from, the DRC prior to performing or installing: (1) additions, alterations, restorations or modifications to existing Dwelling Units; (2) exterior painting (unless in accordance with the originally approved color scheme); (3) landscaping; (4) pools, spas, fountains, Jacuzzis, walls and fences; (5) any concrete work, ancillary equipment, signage (except "For Sale," "For Rent," "No Soliciting," home identification sign identifying a Lot or Dwelling Unit by number, or security/alarm signs which comply with these Design Guidelines); and, (6) any and all other on-site improvements other than improvements or alterations to the interior of the Dwelling Unit which are not visible from the outside of the Dwelling Unit. It shall be the responsibility of all Lot Owners to comply with all standards and requirements of these Design Guidelines, as well as all requirements of the Declaration or any governmental authority having jurisdiction.

B. Submittal for Changes and Additions

1. In the State of Arizona, all contractors who perform residential and commercial remodeling and construction must be licensed and bonded. One exception, however, applies to work performed where the material and labor are less than \$1000, there is no building permit required, and the work is not part of a larger project.

All work by any contractor on homes in Anthem Parkside at Merrill Ranch that costs in excess of \$1000 for labor and materials must be performed by a licensed contractor. The contractor's license must be current, and the license number must appear on the Application for Approval. (See www.rc.state.az.us/.)

2. The Lot Owner shall submit to the DRC, by mail or personal delivery, an application form as provided in Appendix B showing the Plans for the proposed improvement as stated in Article III of the Declaration and as follows:

- a. For landscaping plan approval, or amendments to an approved landscaping plan, the Owner shall submit two (2) copies of the landscaping plan for the Lot (no smaller than 11" x 17"), including a description of all varieties and sizes of trees and shrubs, with the location of each tree and shrub clearly delineated on the plan. To the extent the Owner can color code the trees and shrubs and provide a legend, it will facilitate review. If the submittal is for an amendment to a previously approved landscape plan, the existing trees and shrubs shall be marked on the landscape plan with a circle marked with a dashed line and a cross in the center indicating their location, and the proposed additions shall be marked on the landscape plan with a circle marked with a solid line and a dot in the center. All deleted landscape materials shall be described as part of the submittal. The initial submittal shall also describe the proposed irrigation system, and the location of the timer box. All irrigation systems must have an automatic timer. In the event the Owner desires to install any hardscape, including but not limited to brick, masonry, railroad ties, wood trim, concrete, rocks or other inert material, such items shall be clearly marked on the landscape plan and a legend shall be provided so that the DRC can easily determine the location and type of material. Lots have been designed and graded to provide positive drainage from the Lot and to protect environmental resources. In the event the Owner's plan proposes to alter the grade of the Lot, the location of all drainage structures and direction and slope of flow must be indicated on the plan. The DRC's approval of any plan shall not be deemed to constitute an assurance that the grading or drainage change is properly engineered to avoid any undesirable impact.

- b. For changes or additions to the Dwelling Unit, the Owner shall submit two (2) copies of the plot plan and two (2) copies of the floor plan for the model and elevation. On such plans, the Owner shall draw the proposed changes or additions to the exterior elevation. If the Owner has a photograph of another house, or picture out of a magazine, such photo should be submitted. The application must contain a description of such changes or additions and the materials being used.

If the change or addition affects the roof or roofline, a roof plan should also be submitted. A building section may be requested depending on the complexity of the change or addition.

- c. Owners are advised that Pinal County and the Town of Florence require certain permits, depending on the proposed change, alteration or addition. It is the Owner's responsibility

to comply with permit requirements. The Owner shall provide the DRC with copies of any such required permits if so requested. Owners should contact Pinal County Building Department and the Town of Florence for further information.

- d. Prior to or concurrently with submittal of a request for a permit to be issued by Pinal County and the Town of Florence, the Owner will obtain the approval of the DRC of any plans, changes, alterations or additions inclusive of, but not limited to, those items outlined above.
 - e. Any permit issued or approval given by Pinal County or the Town of Florence will in no manner bind the DRC with respect to approval or denial of any application for items submitted for consideration; the DRC shall be fully independent and will have full authority for approval or denial of any such matters (subject to the authorization and veto rights of the Declarant).
3. The DRC will review each submittal and respond within forty-five (45) days after receipt of the subject submittal, or as soon thereafter as the Declarant's ten-day veto right has been exercised or has expired (the 'Response Date') by returning one set of plans and a copy of the Application for Approval to the Owner (signed by at least two Committee Members) indicating the Committee's decision, in one of the following three forms:
- a. 'Approved': The entire document submitted is approved in total.
 - b. 'Approved with Stipulations': The document submitted is partially approved. An Owner may proceed with the work to be performed; however, the Owner must comply with any and all notations on the submittal. The response will set forth the reasons for disapproval of items and suggestions for bringing disapproved items into conformity with the Declaration and these Design Guidelines.
 - c. 'Not Approved': The entire document submitted is not approved and no work may commence. The response will set forth the reasons for disapproval thereof and suggestions for bringing the document into conformity with the Declaration and these Design Guidelines.

The Owner is ultimately responsible for Design Guideline compliance. If a non-compliance issue is not seen and/or recognized and inadvertently approved on the plans submitted to the DRC for approval, the homeowner maintains complete responsibility for correcting the non-compliance issue and bringing it into compliance.

4. In the event the DRC fails to respond by the Response Date, the document submitted will be deemed 'not approved,' except as to those submittal requirements which are otherwise imposed by or required under these Design Guidelines. The DRC may, but will not be required to, discuss a submittal with the submitting Owner at a regularly scheduled meeting of the DRC, in order to request and/or receive additional information or clarification regarding a submittal. However, Owners have no right to a hearing respecting a submittal, and DRC decisions may be based solely on the information contained in the submittal. The approval of the DRC may contain a deadline for commencement and/or completion of work for which Plans have been approved. If no deadline is specified in the approval, the deadline for completion of the approved plans shall be deemed to be ninety (90) days. If construction has not timely commenced and/or completed, the Committee's approval will be deemed withdrawn and such incomplete construction will be deemed to be in violation of these Design Guidelines (subject to the authorization and veto rights of the Declarant).

C. Fees

In accordance with Article III, section 3.2 (c) of the Declaration, the DRC may establish and charge reasonable fees for review of applications hereunder and may require such fees to be paid in full prior to review of any application.

Any fees incurred by an architect, engineer or any other third party professional consultant for review of a Owner's Architectural submittal will be charged to that Owner.

D. Effect of Building Permit

If the plans submitted by an Owner require a building permit, the approval by the DRC is not a guarantee that such plans will be approved by the Town of Florence. If the Town of Florence requires modification to such plans, such modifications must also be approved by the DRC for the Owner to remain in compliance with these Design Guidelines.

IV. NON-LIABILITY FOR APPROVAL OF PLANS

The review and approval of any application is made on the basis of aesthetic considerations only and neither the Declarant, the Association, its officers, the DRC, the Board of Directors, the Association managing agent, or any member of the foregoing, shall bear any responsibility for ensuring the structural integrity or soundness of approved construction or modifications, neither for ensuring compliance with building codes and other governmental requirements. Neither the Declarant, the Association, its officers, the DRC, the Board of Directors, the Association Managing Agent, nor any member of the foregoing shall be held liable for any injury, damages, or loss arising out of the manner or quality of the approved construction on, or modifications to, any Lot. In all matters, the DRC and its members shall be defended and indemnified by the Association, as provided in the By-Laws.

V. CHANGES AND AMENDMENTS TO DESIGN GUIDELINES

Design Guidelines may be amended as follows:

- A.** The Declarant shall have sole and full authority to supplement and amend these Design Guidelines during the Property Control Period. However, during such period, the DRC will periodically review Design Guidelines and make recommendations to the Declarant regarding possible amendments. Thereafter, the DRC shall have the authority to supplement and amend these Design Guidelines (by a two-thirds vote of the Committee members) with the approval of the Board.

There shall be no limitation on the scope of the amendments to these Design Guidelines.

- B.** Any amendment to these Design Guidelines will be promptly posted at all recreational facilities, bulletin boards, and copies made available at the Association office. All amendments will become effective upon adoption by the Declarant or the Board, as applicable. Such amendments shall not be retroactive to previous work or approved work in progress.
- C.** In no way will any amendment to these Design Guidelines change, alter or modify any provision of the Declaration, any Supplemental Declaration or the Articles or By-Laws of the Association.

VI. DRC SUBCOMMITTEES

The Board, with the approval of the Declarant, may, as it deems necessary, establish and abolish subcommittees of the DRC relating to the performance of specific duties to assist the DRC. Any authorized agent of the DRC, or of any duly established subcommittee, will be authorized to perform the Plan review and inspection of Lots required pursuant to these Design Guidelines.

VII. DECLARANT'S IMPROVEMENTS

As part of the planning and development of Anthem Parkside at Merrill Ranch, the Declarant has prepared a development plan and provided or contemplated providing certain architectural designs, color palettes, landscaping design packages, open space areas, streets, model home packages, sales pavilions, recreation centers and golf courses. Market conditions, styles, marketing strategies, or other factors may cause the Declarant to change, and the Declarant expressly reserves the right to change, the type of models, size of homes, location of future amenities or streets, color palette of homes, landscaping styles or plant materials, construction methods or materials and/or the landscaping on the Common Area. These Design Guidelines do not apply to the activities of the Declarant, but will apply to any and all improvements to the Common Area made by or on behalf of the Association.

VIII. AUTHORIZATIONS

These Design Guidelines have been prepared by Pulte Home Corporation, a Michigan corporation, for use at Anthem Parkside at Merrill Ranch.

These Design Guidelines have been adopted by the Board of Directors of Anthem Parkside at Merrill Ranch Community Association, Inc., an Arizona non-profit corporation, on 3/20/06.

ANTHEM PARKSIDE AT MERRILL RANCH COMMUNITY ASSOCIATION, INC.

By: 

Its: BOARD DIRECTOR

APPENDICES

Appendix A	Architectural Submittal Instructions
Appendix B	Architectural Submittal Form
Appendix C	Architectural Action Taken Form
Appendix D	General Criteria for Walls & Fences
Appendix E	Plant Palette – Anthem Parkside at Merrill Ranch
Appendix F	Signage – Anthem Parkside at Merrill Ranch

Appendix A Architectural Submittal Instructions

For Landscaping Plan Approval and Amendments to an Approved Landscaping Plan:

The Owner shall submit two (2) copies of the landscaping plan for the Lot (no smaller than 11" x 17"), including a description of all varieties and sizes of trees and shrubs, with the location of each tree and shrub clearly delineated on the plan. To the extent the Owner can color code the trees and shrubs and provide a legend, it will facilitate review. If the submittal is for an amendment to a previously approved landscape plan, the existing trees and shrubs shall be marked on the landscape plan with a circle marked with a dashed line and a cross in the center indicating their location, and the proposed additions shall be marked on the landscape plan with a circle marked with a solid line and a dot in the center. All deleted landscape materials shall be described as part of the submittal. The initial submittal shall also describe the proposed irrigation system, the location of the timer box, the valves and each sprinkler head and emitter. All irrigation systems should have an automatic timer. In the event the Owner desires to install any hardscape, including but not limited to brick, masonry, railroad ties, wood trim, concrete, rocks or other inert material, such items shall be clearly marked on the landscape plan and a legend shall be provided so that the Design Review Committee can easily determine the location and type of material. Lots have been designed and graded to provide positive drainage from the Lot and to protect environmental resources. In the event the Owner's plan proposes to alter the grade of the Lot, the location of all drainage structures and direction and slope of flow must be indicated on the plan. The Design Review Committee's approval of any plan shall not be deemed to constitute an assurance that the grading or drainage change is properly engineered to avoid any undesirable impact.

For Changes or Additions to the Dwelling Unit:

The Owner shall submit two (2) copies of the plot plan and two (2) copies of the floor plan for the model and elevation. On such plans, the Owner shall draw the proposed changes or additions to the exterior elevation. If the owner has a photograph of another house, or picture out of a magazine, such photo should be submitted. The application must contain a description of such changes or additions and the materials being used. If the change or addition affects the roof or roofline, a roof plan should also be submitted. A building section may be requested depending on the complexity of the change or addition.

INCOMPLETE SUBMITTALS WILL BE DENIED

Homeowner agrees to comply with all applicable city and state laws, and to obtain all necessary permits. Approval by the Design Review Committee shall not be deemed a warranty or representation as to the quality of such construction, installation, addition, alteration, repair, change or other work, or that work conforms to any applicable building codes or other federal, state or local law, statute, ordinance, rule or regulation.

Design Review Committee requests will be reviewed within 45 days. Requests will be *approved, approved with stipulations, or not approved.*

Appendix B Architectural Submittal Form

**ANTHEM PARKSIDE AT MERRILL RANCH COMMUNITY ASSOCIATION, INC.
ARCHITECTURAL AND LANDSCAPE IMPROVEMENT
SUBMITTAL FORM**

Please mail to:

ANTHEM PARKSIDE AT MERRILL RANCH COMMUNITY ASSOCIATION, INC.
c/o Architectural Committee
3200 N. Anthem Way
Florence, Arizona 85232
Phone: (520) 723-6650 / Fax: (520) 723-6659

Name: _____

Anthem Parkside at Merrill Ranch Address: _____ Lot #: _____

Phone Day: _____ Phone Evening/Other: _____

Current Residence Address: _____

Submitting For: _____

Contractor Name & Phone # (if applicable): _____

Type of Materials (attach samples/pictures/brochures): _____

Color(s) to be Used (attach samples/pictures/brochures): _____

Homeowner Signature _____ Date: _____

Appendix D General Criteria for Walls & Fences

ANTHEM PARKSIDE AT MERRILL RANCH GENERAL CRITERIA FOR WALLS AND FENCES

A. APPROVED MATERIALS FOR WALLS

Courtyard walls must be constructed of concrete masonry unit (CMU) block, stuccoed and painted to match the body color of the residence. Courtyard walls may be enhanced by faux stone that is consistent with that used on the body of homes within Anthem Parkside at Merrill Ranch. Front walls enclosing entry area creating a private courtyard shall be no more than forty-eight (48) inches in height. Front courtyard pillars/columns are limited to a maximum height of fifty-six (56) inches. The measurement of courtyard walls shall be taken from the proposed wall exterior grade. Additionally, the placement of 'Coach Light' type fixtures and planting pots are permitted on top of the pillars/columns. The maximum height of the 'Coach Light' fixture and planting pot is twenty-four (24) inches. All wiring and irrigation for coach lights and pots must be concealed within the body of the pillar. The location of front courtyard walls shall be around the front entrance area of the house creating a courtyard that does not encroach on the building setback line.

Project theme walls installed by the Declarant shall not be altered or changed except for repair and maintenance as described in Section 4.2 of the Declaration.

Requirements for Equipment screening walls for pools and fountains are as follows:

Pool equipment and water feature equipment screening walls on view lots shall be four (4) feet maximum height and shall be constructed of concrete masonry unit (CMU) blocks. The walls shall be stuccoed and painted to match the body color of the house, and must provide screening of the equipment from the view corridor.

From time to time, the Design Review Committee may designate other approved equals. If you have any questions regarding approved equals, please contact the Design Review Committee.

Any landscaping wire may be used around plants to deter damage from wildlife population under the following conditions

- Wire must be at least 14 gauge and be able to stand without the need for staking.
- Wire must be painted either Moss or Hunter Green, or Buff if attached to wrought iron fencing.
- Wire may not exceed twenty four (24) inches in height from ground level.

B. PROHIBITED MATERIALS FOR WALLS AND FENCES

- Wood - Chain-link - Split-rail - Chicken Wire

- All other materials as deemed 'unapproved' at the discretion of the Design Review Committee.

Appendix E Plant Palette – Anthem Parkside at Merrill Ranch

ANTHEM PARKSIDE AT MERRILL RANCH

APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

Botanical Name	Common Name
ANNUAL WILDFLOWERS	
<i>Abronia villosa</i>	Sand Verbena
<i>Amsinckia intermedia</i>	Fiddleneck
<i>Argemone pleiacantha</i>	Prickly Poppy
<i>Camissonia brevipes</i>	Yellow Cups
<i>Camissonia cardiophylla</i>	Heart-leaved Primrose
<i>Catharanthus roseus</i>	Madagascar Periwinkle
<i>Centaurea rothrockii</i>	Basket Flower
<i>Cirsium neomexicanum</i>	Thistle
<i>Clarkia amoena</i>	Farewell-to-Spring
<i>Collinsia heterophylla</i>	Chinese Houses
<i>Coreopsis bigelovii</i>	Desert Coreopsis
<i>Cosmos</i> spp.	Cosmos
<i>Dimorphotheca</i> spp.	African Daisy
<i>Eriastrum diffusum</i>	Prickly Stars
<i>Eriophyllum lanosum</i>	Wooly Daisy
<i>Eriophyllum wallacei</i>	Wooly Daisy
<i>Eschscholtzia californica</i>	California Mexican Poppy
<i>Euphorbia heterophylla</i>	Painted Spurge
<i>Gaillardia pulchella</i>	Fire Wheel, Blanket Flower
<i>Geraea canescens</i>	Desert Sunflower
<i>Gilia leptantha</i>	Showy Blue Gilia
<i>Gomphrena globosa</i>	Globe Amaranth
<i>Helianthus annuus</i>	Wild Sunflower
<i>Helichrysum bracteatum</i>	Everlasting Daisy
<i>Helipteris</i> spp.	Helipteris
<i>Ipomoea cristulata</i>	Morning Glory
<i>Ipomoea leptotoma</i>	Morning Glory
<i>Kallstroemia grandiflora</i>	Arizona Poppy
<i>Lasthenia chrysostoma</i> (<i>Baeria chrysostoma</i>)	Goldfield
<i>Layia platyglossa</i>	Tidy Tips
<i>Lesquerella gordonii</i>	Yellow Blanket
<i>Linaria</i> spp.	Toadflax
<i>Linum grandiflorum</i> cv. 'Rubrum'	Red Flax
<i>Lupinus arizonicus</i>	Arizona Lupine
<i>Lupinus densiflorus</i>	Lupine
<i>Lupinus sparsiflorus</i>	Desert Lupine
<i>Lupinus succulentus</i>	Arroyo Lupine
<i>Machaeranthera asteroides</i> (<i>Psilactis leptos</i>)	Purple Aster
<i>Machaeranthera canescens</i> (<i>Aster bigelovii</i>)	Blue Aster
<i>Machaeranthera tanacetifolia</i> (<i>Aster</i>)	Tahoka Daisy
<i>Matricaria grandiflora</i>	Pineapple Weed
<i>Matthiola longipetala</i> cv. 'Bicornis'	Evening Scented Stock
<i>Mentzelia</i> spp.	Blazing Star
<i>Mimulus bigelovii</i>	Bigelow's Monkeyflower
<i>Mohavea confertiflora</i>	Ghost Flower
<i>Monarda austromontana</i>	Bee Balm
<i>Monoptilon bellioides</i>	Belly Flower
<i>Nama demissum</i>	Purple Mat
<i>Nama hispidum</i>	Purple Mat
<i>Nemophila maculata</i>	Five Spot

Nemophila menziesii
Oenothera deltoides
Oenothera primiveris
Orthocarpus purpurascens
Papaver rhoeas
Pectis papposa
Perityle emoryi
Phacelia spp.
Plantago spp.
Platystemon californicus
Proboscidea parviflora
Rafinesquia neomexicana
Salvia columbariae
Sisymbrium ambiguum
Solanum xanti
Tithonia rotundifolia
Ursinia spp.
Verbesina encelioides
Viguiera annua
Zinnia angustifolia x elegans

Baby Blue Eyes
Birdcage Evening Primrose
Evening Primrose
Owl's Clover
Shirley Poppy
Chinch Weed
Rock Daisy
Scorpion Weed
Indian Wheat
Cream Cups
Devil's Claw
Desert Chicory
Chia
Purple Rocket
Solanum
Mexican Sunflower
Ursinia
Golden Crown Beard
Golden Eye
Zinnia "Profusion"

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

GRASSES

<i>Aristida purpurea</i>	Purple Three-awn
<i>Bothriochloa barbinodis</i>	Cane Bluestem
<i>Bothriochloa gerardii</i>	Big Bluestem
<i>Bouteloua aristidoides</i>	Six-Weeks Grama
<i>Bouteloua pendula</i>	Side Oats Grama
<i>Bouteloua gracilis</i>	Blue Grama
<i>Erioneuron pulchellum</i>	Fluffgrass
<i>Hilaria rigida</i>	Big Galleta
<i>Muhlenbergia capillaries</i>	Gulf Muhly
<i>Muhlenbergia dumosa</i>	Giant Muhly
<i>Muhlenbergia emersleyi</i>	Bull Grass
<i>Muhlenbergia lindheimeri</i>	Lindheimer Muhly
<i>Muhlenbergia porteri</i>	Bush Muhly
<i>Muhlenbergia rigens*</i>	Deer Grass*
<i>Muhlenbergia rigida</i>	Purple Muhly
<i>Nasella tenuissima</i> (<i>Stipa tenuissima</i>)	Mexican Feather Grass
<i>Pennisetum setaceum</i> cv. 'Cupreum'	Purple Fountain Grass
<i>Schismus barbatus</i>	Mediterranean Grass
<i>Setaria macrostachya</i>	Plains Bristlegrass
<i>Sporobolus airoides</i>	Alkali Sacaton
<i>Sporobolus cryptandrus</i>	Sand Dropseed
<i>Sporobolus wrightii</i>	Big Sacaton
<i>Trichachne californica</i>	Cotton Top

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

GROUND COVERS

Acacia spp.	Acacia
Acalypha monostachya	Raspberry Fuzzies
Aparagus densiflorus cv. 'Sprengeri'	Sprenger Asparagus
Atriplex spp.	Saltbush
Baccharis pilularis	Coyote Brush
Calylophus hartwegii v. fendleri	Sundrops
Cliaanthus formosus	Sturt's Desert Pea
Convolvulus mauritanicus	Ground Morning Glory
Dalea spp.	Indigo Bush
Eschscholzia Mexicana	Mexican Gold Poppy
Gazania spp.	Gazania
Glandularia bipinnatifida (Verbena bipinnatifida)	Verbena
Glandularia peruviana (Verbena peruviana)	Peruvian Verbena
Glandularia rigida (Verbena rigida)	Sandpaper Verbena
Glandularia tenera (Verbena tenera)	Moss Verbena
Lantana spp.	Trailing Lantana
Myoporum parvifolium	Myoporum
Oenothera berlandieri (O.speciosa)	Mexican Evening Primrose
Oenothera stubbei	Saltillo Primrose
Pentzia incana	Karoo Bush
Rosmarinus officinalis cv.'Prostratus'	Prostrate Rosemary
Salvia chamaedryoides	Blue Sage
Salvia farinacea	Mealy Cup Sage
Santolina chamaecyparissus	Lavender Cotton
Santolina virens	Green Santolina
Sesuvium verrucosum	Sea Purslane
Teucrium chamaedrys cv.'Prostrata'	Germander
Widelia trilobata	Yellow Dot
Zauschneria spp.	Hummingbird Flower

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

PERENNIAL WILDFLOWERS

Allionia incarnate	Trailing Windmills
Amsonia palmeri	Amsonia
Anigozanthos spp.	Kangaroo Paw
Anisodonteia hypomandrum	African Mallow
Arctotis spp.	African Daisy
Argemone munita	Prickly Poppy
Argemone platyceras	Prickly Poppy
Bahia absinthifolia	Bahia
Baileya multiradiata	Desert Marigold
Berlandiera lyrata	Chocolate Flower
Castilleja chromosa	Indian Paintbrush
Castilleja Lanata	Indian Paintbrush
Conoclinium greggii (Eupatorium greggii)	Eupatorium
Datura metaloides (wrightii, inoxia)	Sacret Datura, Jimsonweed
Delphinium amabile	Larkspur
Delphinium scaposum	Barestem Larkspur
Dichelostemma pulchellum	Bluedicks
Dietes Bicolor*	Iris*
Erigeron divergens	Spreading Fleabane
Erigeron karvinskianus	Santa Barbara Daisy
Evolvulus arizonicus	Arizona Blue Eyes
Gaura lindheimeri	Desert Orchid
Glandularia gooddingii (Verbena gooddingii)	Goodding Verbena
Helianthus maximiliana	Maximilian's Sunflower
Hesperocallis undulata	Ajo Lily
Hibiscus coulteri	Desert Rose Mallow
Ipomopsis longiflora	Pale Blue Trumpets
Justicia sonora	Sonoran Justicia
Linum lewisii	Blue Flax
Lotus rigidus	Desert Rock Pea
Machaeranthera gracilis	Yellow Aster
Machaeranthera tortifolia	Mohave Aster
Melampodium leucanthum	Blackfoot Daisy
Mirabilis multiflora	Desert Four O'Clock
Oenothera caespitosa	Tufted Evening Primrose
Penstemon spp.	Penstemon
Proboscidea altheaefolia	Devil's Claw
Psilostrophe cooperi	Paperflower
Psilostrophe tagetina	Paperflower
Ratibida columnaris	Mexican Hat, Coneflower
Romneya coulteri	Matilija Poppy
Senna covesii (Cassia covesii)	Desert Senna
Sphaeralcea spp.	Globe Mallow
Stachys coccinea	Red Mint, Betony
Tagetes spp.	Marigold
Tetrandeum acaulis (Hymenoxys acaulis)	Angelita Daisy
Thymophylla acerosa (Dyssodia acerosa)	Dyssodia
Thymophylla pentachaeta (Dyssodia pentachaeta)	Dyssodia
Zephryanthus spp.	Rain Lily
Zinnia acerosa	Desert Zinnia
Zinnia grandiflora	Rocky Mountain Zinnia

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

SHRUBS

Abutilon palmeri	Superstition Mallow
Acacia spp.	Acacia
Aloysia spp.	Beebrush
Ambrosia ambrosioides	Canyon Ragweed
Ambrosia deltoidea	Triangle Leaf Bursage
Ambrosia dumosa	White Bursage
Anisacanthus spp.	Desert Honeysuckle
Artemisia spp.	Sagebrush
Asclepias linaria	Pineleaf Milkweed
Asclepias subulata	Desert Milkweed
Atriplex spp.	Saltbush
Baccharis spp.	Desert Broom, Coyote Brush
Bauhinia lunarioides (congesta)	Anacacho
Bauhinia macarantthera	Orchid Tree
Bauhinia ramosissima	Orchid Tree
Bebbia juncea	Sweet Bush
Berberis haematocarpa	Red Barberry
Berberis trifoliolata	Agarita
Buddleia marrubifolia	Woolly Butterfly Bush
Caesalpinia spp.	Bird of Paradise
Calliandra californica	Baja Red Fairy Duster
Calliandra eriophylla	Pink Fairy Duster
Calliandra peninsularis	Fairy Duster
Callistemon citrinus	Lemon Bottlebrush
Callistemon phoeniceus	Salt Resistant Bottlebrush
Callistemon viminalis	Bottlebrush
Calothamnus spp.	Net Bush
Carissa Macrocarpa*	Natal Plum, Boxwood Beauty*
Celtis pallida	Desert Hackberry
Chrysactinia mexicana	Damiantia
Chrysothamnus nauseosus	Rabbit Brush
Cistus spp.	Rockrose
Condalia globosa	Bitter Condalia
Convolvulus cneorum	Bush Morning Glory, Silverbush
Cordia boissieri	Anacahuita
Cordia parvifolia	Little Leaf Cordia
Coursetia glandulosa	Baby Bonnets
Cycas revoluta	Sago Palm
Dalea spp.	Smoketree, Indigo Bush
Dicliptera resupinata	Native Dicliptera
Dodonaea viscosa	Hopbush
Encelia spp.	Brittlebush
Ephedra spp.	Mormon Tea
Eremophila spp.	Emu Bush
Ericameria laricifolia	Turpentine Bush
Ericameria linearifolia	Turpentine Bush
Eriogonum spp.	Buckwheat
Erythrina flabelliformis	Southwest Coralbean
Euphorbia antisiphilitica	Was Plant, Candelilla
Euphorbia biglandulosa (rigida)	Euphorbia
Feijoa sellowiana	Pineapple Guava
Forestiera neomexicana	Desert Olive
Fraxinus greggii	Little Leaf Ash
Genista hispanica	Spanish Broom

Gossypium harknessii	San Marcos Hibiscus
Guaiacum coulteri	Guayacan
Gutierrezia sarothrae	Snakeweed
Hamelia patens	Fire Bush
Hibiscus sabdariffa*	Hibiscus*
Hymenoclea monogyra	Burrobrush
Hyptis emoryi	Desert Lavender
Jasminum mesnyi	Primrose Jasmine
Jatropha spp.	Limberbush
Juniperus chinensis varieties	Juniper
Justicia spp.	Mexican Honeysuckle, Chuparosa
Krameria parvifolia	Ratany
Lantana spp.	Lantana
Larrea tridentata	Creosote Bush
Leucophyllum spp.	Texas Sage, Texas Ranger
Lippia graveolens (berlandieri)	Mexican Oregano
Lycium spp.	Wolfberry
Maireana sedifolia	Bluebush
Malpighia emarginata	Barbados Cherry
Maytenus phyllanthoides	Mangle Dulce
Melaleuca spp.	Australian Myrtle
Mimosa biuncifera	Wait-A-Minute Bush
Mimosa dysocarpa	Velvet Pod Mimosa
Myrtus communis	Myrtle
Nandina domestica	Heavenly Bamboo
Perovskia atriplicifolia cv. 'Heavenly Blue'	Russian Sage
Phlomis fruticosa	Jerusalem Sage
Plumbago capensis	Cape Plumbago
Plumbago scandens	Plumbago
Poliomintha maderensis	Lavender Spice
Punica granatum varieties	Pomegranite
Pyracantha spp.	Pyracantha, Firethorn
Rhus choriophylla	Mearns Sumac
Rhus microphylla	Desert Sumac
Rhus ovata	Sugarbush
Rhus trilobata	Skunkbush
Rhus virens	Evergreen Sumac
Rosmarinus officinalis	Bush Rosemary
Ruellia spp.	Ruellia
Salvia spp.	Sage
Senna spp. (Cassia spp.)	Cassia
Simmondsia chinensis	Jojoba
Solanum xanti	Solanum
Sophora arizonica	Arizona Sophora
Sophora formosa	Sophora
Strelitzia Nicolai*	Giant Tropical Bird of Paradise
Strelitzia Reginae*	Tropical Bird of Paradise
Tecoma spp.	Tacoma
Tecomaria capensis	Cape Honeysuckle
Teucrium fruticans	Bush Germander
Thamnosma montana	Turpentine Broom
Thevetia peruviana	Yellow Oleander
Trixis californica	Trixis
Vauquelinia spp.	Rosewood
Viguiera stenoloba	Skeleton-leaf Golden Eye
Viguiera parishii (V. deltoidea)	Golden Eye
Viguiera tomentosa	Golden Eye
Wedelia texana (Zexmenia hispida)	Rough Zexmenia
Westringia rosmariniformis	Westringia

Ziziphus obtusifolia

Greythorn

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

SUCCULENTS / ACCENTS

Agave spp.	Century Plant, Agave
Aizoaceae spp.	Ice Plant Family
Aloe spp.	Aloe
Bulbine frutescens	Bulbine
Cactaceae	Cactus Family
Dasyliirion spp.	Desert Spoon
Fouquieria spp.	Ocotillo
Hechtia montana	Hechtia
Hesperaloe spp.	Hesperaloe
Manfreda maculosa	Manfreda
Nolina spp.	Bear Grass
Pedilanthus macrocarpus	Lady Slipper
Portulaca grandiflora	Moss Rose
Portulacaria afra	Elephant Food
Yucca spp.	Yucca

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

TREES

Acacia spp. (excludes stenophylla)	Acacia, Wattle
Bauhinia lunariodes (B.congesta)	Anacacho Orchid Tree
Bauhinia mexicana	Orchid Tree
Brachychiton populneus	Bottle Tree
Butia capitata	Jelly Palm
Caesalpinia cacalaco*	Cascalote*
Callistemon spp.	Bottlebrush
Canotia holacantha	Crucifixion Thorn
Casuarina spp.	Beefwood
Celtis reticulata	Western Hackberry
Ceratonia siliqua	St. John's Bread Tree, Carob Tree
Cercis canadensis var. mexicana	Mexican Redbud
Cercis canadensis var. texensis	Texas Redbud
Chamaerops humilis	Mediterranean Fan Palm
Chilopsis linearis	Desert Willow
Chitalpa tashkentensis	Chitalpa
Ebenopsis spp. (Pithecellobium spp.)	Ebony
Eysenhardtia orthocarpa	Kidneywood
Ficus Nitida*	Indian Laurel Fig
Fraxinus velutina	Arizona Ash – Fantex Ash
Geijera parviflora	Australian Willow
Gleditsia triacanthos	Honey Locust
Holacantha emoryi (Castela emoryi)	Crucifixion Thorn
Jacaranda Mimosifolia*	Jacaranda*
Leucaena retusa	Golden Ball Lead Tree
Lysiloma spp.	Desert Fern
Olea europaea	Olive (Swan Hill Variety Only)
Olneya tesota	Ironwood
Parkinsonia spp. (Cercidium spp.)	Palo Verde (excludes Mexican Palo Verde)
Phoenix Roebelenii*	Pygmy Date Palm*
Pistacia spp.	Pistachio
Pittosporum phillyraeoides	Willow Pittosporum
Prosopis spp.	Mesquite
Prunus Cerasifera*	Purple Plum*
Quercus spp.	Oak (Southern Live)
Rhus lancea	African Sumac
Schinus molle	California Pepper Tree
Schinus terebinthifolius	Brazilian Pepper Tree
Sophora secundiflora	Texas Mountain Laurel, Mescal Bean
Tipuana tipu	Tipu Tree
Ulmus parvifolia cv. 'Sempervirens'	Chinese Evergreen Elm
Ungnadia speciosa	Mexican Buckeye
Vitex agnus-castus	Chaste Tree
Xylosma congestum	Xylosma
Ziziphus jujuba	Chinese Jujube

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Botanical Name within subcategories)

Some of the plants listed may be susceptible to cold weather

VINES

Antigonon leptopus	Coral Vine, Queen's Wreath
Bougainvillea spp.	Bougainvillea
Callaeum macropterum (Mascagnia macroptera)	Yellow Orchid Vine
Campsis radicans	Common Trumpet Creeper
Cissus trifoliata	Grape Ivy
Clematis drummondii	Virgin's Bower
Curcubita digitata	Coyote Gourd, Finger Leaf Gourd
Hardenbergia comptoniana	Lilac Vine
Hardenbergia violacea	Purple Coral Pea
Janusia gracilis	Slender Janusia
Kennedia nigricans	Black Yellow Vine
Macfadyena unguis – cati	Cat's Claw
Mascagnia lilacina	Purple Mascagnia
Maurandya antirrhiniflora	Snapdragon Vine
Maurandya wislizeni	Snapdragon Vine
Merremya aurea	Yellow Morning Glory Vine
Passiflora foetida	Passion Vine
Podranea ricasoliana	Pink Trumpet Vine
Rhynchosia texana	Rosary Bead Vine
Rosa banksiae	Lady Bank's Rose
Solanum jasminoides	Potato Vine

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST
(Sorted by Common Name within subcategories)
ANNUAL WILDFLOWERS

Some of the plants listed may be susceptible to cold weather

Botanical Name	Common Name
Dimorphotheca spp.	African Daisy
Lupinus arizonicus	Arizona Lupine
Kallstroemia grandiflora	Arizona Poppy
Lupinus succulentus	Arroyo Lupine
Nemophila menziesii	Baby Blue Eyes
Centaurea rothrockii	Basket Flower
Monarda austromontana	Bee Balm
Monoptilon bellioides	Belly Flower
Mimulus bigelovii	Bigelow's Monkeyflower
Oenothera deltoides	Birdcage Evening Primrose
Mentzelia spp.	Blazing Star
Machaeranthera canescens (Aster bigelovii)	Blue Aster
Eschscholtzia californica	California Mexican Poppy
Salvia columbariae	Chia
Pectis papposa	Chinch Weed
Collinsia heterophylla	Chinese Houses
Cosmos spp.	Cosmos
Platystemon californicus	Cream Cups
Rafinesquia neomexicana	Desert Chicory
Coreopsis bigelovii	Desert Coreopsis
Lupinus sparsiflorus	Desert Lupine
Geraea canescens	Desert Sunflower
Proboscidea parviflora	Devil's Claw
Oenothera primiveris	Evening Primrose
Matthiola longipetala cv. 'Bicornis'	Evening Scented Stock
Helichrysum bracteatum	Everlasting Daisy
Clarkia amoena	Farewell-to-Spring
Amsinckia intermedia	Fiddleneck
Gaillardia pulchella	Fire Wheel, Blanket Flower
Nemophila maculata	Five Spot
Mohavea confertiflora	Ghost Flower
Gomphrena globosa	Globe Amaranth
Verbesina encelioides	Golden Crown Beard
Viguiera annua	Golden Eye
Lasthenia chrysostoma (Baeria chrysostoma)	Goldfield
Camissonia cardiophylla	Heart-leaved Primrose
Helipterim spp.	Helipterim
Plantago spp.	Indian Wheat
Lupinus densiflorus	Lupine
Catharanthus roseus	Madagascar Periwinkle
Tithonia rotundifolia	Mexican Sunflower
Ipomoea cristulata	Morning Glory
Ipomoea leptotoma	Morning Glory
Orthocarpus purpurascens	Owl's Clover
Euphorbia heterophylla	Painted Spurge
Matricaria grandiflora	Pineapple Weed
Argemone pleiacantha	Prickly Poppy
Eriastrum diffusum	Prickly Stars
Machaeranthera asteroides (Psilactis leptos)	Purple Aster
Nama demissum	Purple Mat
Nama hispidum	Purple Mat
Sisymbrium ambiguum	Purple Rocket

Linum grandiflorum cv. 'Rubrum'
Perityle emoryi
Abronia villosa
Phacelia spp.
Papaver rhoeas
Gilia leptantha
Solanum xanti
Machaeranthera tanacetifolia (Aster)
Cirsium neomexicanum
Layia platyglossa
Linaria spp.
Ursinia spp.
Helianthus annuus
Eriophyllum lanosum
Eriophyllum wallacei
Lesquerella gordonii
Camissonia brevipes
Zinnia angustifolia x *elegans*

Red Flax
Rock Daisy
Sand Verbena
Scorpion Weed
Shirley Poppy
Showy Blue Gilia
Solanum
Tahoka Daisy
Thistle
Tidy Tips
Toadflax
Ursinia
Wild Sunflower
Wooly Daisy
Wooly Daisy
Yellow Blanket
Yellow Cups
Zinnia "Profusion"

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Common Name within subcategories)

Some of the plants listed may be susceptible to cold weather

GRASSES

Sporobolus airoides	Alkali Sacaton
Bothriochloa gerardii	Big Bluestem
Hilaria rigida	Big Galleta
Sporobolus wrightii	Big Sacaton
Bouteloua gracilis	Blue Grama
Muhlenbergia emersleyi	Bull Grass
Muhlenbergia porteri	Bush Muhly
Bothriochloa barbinodis	Cane Bluestem
Trichachne californica	Cotton Top
Muhlenbergia rigens*	Deer Grass*
Erioneuron pulchellum	Fluffgrass
Muhlenbergia dumosa	Giant Muhly
Muhlenbergia capillaris	Gulf Muhly
Muhlenbergia lindheimeri	Lindheimer Muhly
Schismus barbatus	Mediterranean Grass
Nasella tenuissima (Stipa tenuissima)	Mexican Feather Grass
Setaria macrostachya	Plains Bristlegrass
Pennisetum setaceum cv. 'Cupreum'	Purple Fountain Grass
Muhlenbergia rigida	Purple Muhly
Aristida purpurea	Purple Three-awn
Sporobolus cryptandrus	Sand Dropseed
Bouteloua curtipendula	Side Oats Grama
Bouteloua aristidoides	Six-Weeks Grama

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Common Name within subcategories)

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GROUND COVERS

Acacia spp.	Acacia
Salvia chamaedryoides	Blue Sage
Baccharis pilularis	Coyote Brush
Gazania spp.	Gazania
Teucrium chamaedrys cv. 'Prostrata'	Germander
Santolina virens	Green Santolina
Convolvulus mauritanicus	Ground Morning Glory
Zauschneria spp.	Hummingbird Flower
Dalea spp.	Indigo Bush
Pentzia incana	Karoo Bush
Santolina chamaecyparissus	Lavender Cotton
Salvia farinacea	Mealy Cup Sage
Oenothera berlandieri (O. speciosa)	Mexican Evening Primrose
Eschscholzia mexicana	Mexican Gold Poppy
Glandularia tenera (Verbena tenera)	Moss Verbena
Myoporum parvifolium	Myoporum
Glandularia peruviana (Verbena peruviana)	Peruvian Verbena
Rosmarinus officinalis cv. 'Prostratus'	Prostrate Rosemary
Acalypha monostachya	Raspberry Fuzzies
Atriplex spp.	Saltbush
Oenothera stubbei	Saltillo Primrose
Glandularia rigida (Verbena rigida)	Sandpaper Verbena
Sesuvium verrucosum	Sea Purslane
Aparagus densiflorus cv. 'Sprengeri'	Sprenger Asparagus
Clanthus formosus	Sturt's Desert Pea
Calylophus hartwegii v. fendleri	Sundrops
Lantana spp.	Trailing Lantana
Glandularia bipinnatifida (Verbena bipinnatifida)	Verbena
Widelia trilobata	Yellow Dot

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Common Name within subcategories)

Some of the plants listed may be susceptible to cold weather

PERENNIAL WILDFLOWERS

Arctotis spp.	African Daisy
Anisodonteia hypomandrum	African Mallow
Hesperocallis undulata	Ajo Lily
Amsonia palmeri	Amsonia
Tetranneuris acaulis (Hymenoxys acaulis)	Angelita Daisy
Evolvulus arizonicus	Arizona Blue Eyes
Bahia absinthifolia	Bahia
Delphinium scaposum	Barestem Larkspur
Melampodium leucanthum	Blackfoot Daisy
Linum lewisii	Blue Flax
Dichelostemma pulchellum	Bluedicks
Berlandiera lyrata	Chocolate Flower
Mirabilis multiflora	Desert Four O'Clock
Baileya multiradiata	Desert Marigold
Gaura lindheimeri	Desert Orchid
Lotus rigidus	Desert Rock Pea
Hibiscus coulteri	Desert Rose Mallow
Senna covesii (Cassia covesii)	Desert Senna
Zinnia acerosa	Desert Zinnia
Proboscidea altheaefolia	Devil's Claw
Thymophylla acerosa (Dyssodia acerosa)	Dyssodia
Thymophylla pentachaeta (Dyssodia pentachaeta)	Dyssodia
Conoclinium greggii (Eupatorium greggii)	Eupatorium
Sphaeralcea spp.	Globe Mallow
Glandularia gooddingii (Verbena gooddingii)	Goodding Verbena
Castilleja Lanata	Indian Paintbrush
Castilleja chromosa	Indian Paintbrush
Dietes Bicolor*	Iris*
Anigozanthos spp.	Kangaroo Paw
Delphinium amabile	Larkspur
Tagetes spp.	Marigold
Romneya coulteri	Matilija Poppy
Helianthus maximiliana	Maximilian's Sunflower
Ratibida columnaris	Mexican Hat, Coneflower
Machaeranthera tortifolia	Mohave Aster
Ipomopsis longiflora	Pale Blue Trumpets
Psilostrophe cooperi	Paperflower
Psilostrophe tagetina	Paperflower
Penstemon spp.	Penstemon
Argemone munita	Prickly Poppy
Argemone platyceras	Prickly Poppy
Zephyranthes spp.	Rain Lily
Stachys coccinea	Red Mint, Betony
Zinnia grandiflora	Rocky Mountain Zinnia
Datura metaloides (wrightii, inoxia)	Sacret Datura, Jimsonweed
Erigeron karvinskianus	Santa Barbara Daisy
Justicia sonora	Sonoran Justicia
Erigeron divergens	Spreading Fleabane
Allionia incarnata	Trailing Windmills
Oenothera caespitosa	Tufted Evening Primrose
Machaeranthera gracilis	Yellow Aster

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Common Name within subcategories)

Some of the plants listed may be susceptible to cold weather

SHRUBS

Acacia spp.	Acacia
Berberis trifoliolata	Agarita
Bauhinia lunarioides (congesta)	Anacacho
Cordia boissieri	Anacahuita
Sophora arizonica	Arizona Sophora
Melaleuca spp.	Australian Myrtle
Coursetia glandulosa	Baby Bonnets
Calliandra californica	Baja Red Fairy Duster
Malpighia emarginata	Barbados Cherry
Aloysia spp.	Beebrush
Caesalpinia spp.	Bird of Paradise
Condalia globosa	Bitter Condalia
Maireana sedifolia	Bluebush
Callistemon viminalis	Bottlebrush
Encelia spp.	Brittlebush
Eriogonum spp.	Buckwheat
Hymenoclea monogyra	Burrobrush
Teucrium fruticans	Bush Germander
Convolvulus cneorum	Bush Morning Glory, Silverbush
Rosmarinus officinalis	Bush Rosemary
Ambrosia ambrosioides	Canyon Ragweed
Tecomaria capensis	Cape Honeysuckle
Plumbago capensis	Cape Plumbago
Senna spp. (Cassia spp.)	Cassia
Larrea tridentata	Creosote Bush
Chrysactinia mexicana	Damiantia
Baccharis spp.	Desert Broom, Coyote Brush
Celtis pallida	Desert Hackberry
Anisacanthus spp.	Desert Honeysuckle
Hyptis emoryi	Desert Lavender
Asclepias subulata	Desert Milkweed
Forestiera neomexicana	Desert Olive
Rhus microphylla	Desert Sumac
Eremophila spp.	Emu Bush
Euphorbia biglandulosa (rigida)	Euphorbia
Rhus virens	Evergreen Sumac
Calliandra peninsularis	Fairy Duster
Hamelia patens	Fire Bush
Viguiera parishii (V. deltoidea)	Golden Eye
Viguiera tomentosa	Golden Eye
Ziziphus obtusifolia	Greythorn
Guaiacum coulteri	Guayacan
Nandina domestica	Heavenly Bamboo
Hibiscus Sabdariffa*	Hibiscus*
Dodonaea viscosa	Hopbush
Phlomis fruticosa	Jerusalem Sage
Simmondsia chinensis	Jojoba
Juniperus chinensis varieties	Juniper
Lantana spp.	Lantana
Poliomntha maderensis	Lavender Spice
Callistemon citrinus	Lemon Bottlebrush
Jatropha spp.	Limberbush
Cordia parvifolia	Little Leaf Cordia
Fraxinus greggii	Little Leaf Ash

Maytenus phyllanthoides
Rhus choriophylla
Justicia spp.
Lippia graveolens (berlandieri)
Ephedra spp.
Myrtus communis
Carissa Macrocarpa*
Dicliptera resupinata
Calothamnus spp.
Bauhinia macarantthera
Bauhinia ramosissima
Feijoa sellowiana
Asclepias linaria
Calliandra eriophylla
Plumbago scandens
Punica granatum varieties
Jasminum mesnyi
Pyracantha spp.
Chrysothamnus nauseosus
Krameria parvifolia
Berberis haematocarpa
Cistus spp.
Vauquelinia spp.
Wedelia texana (Zexmenia hispida)
Ruellia spp.
Perovskia atriplicifolia cv. 'Heavenly Blue'
Salvia spp.
Artemisia spp.
Cycas revoluta
Callistemon phoeniceus
Gossypium harknessii
Viguiera stenoloba
Rhus trilobata
Dalea spp.
Gutierrezia sarothrae
Solanum xanti
Sophora formosa
Erythrina flabelliformis
Genista hispanica
Rhus ovata
Abutilon palmeri
Bebbia juncea
Tecoma spp.
Leucophyllum spp.
Ambrosia deltoidea
Trixis californica
Strelitzia Reginae*
Strelitzia Nicolai*
Thamnosma montana
Ericameria laricifolia
Ericameria linearifolia
Mimosa dysocarpa
Mimosa biuncifera
Euphorbia antisiphilitica
Westringia rosmariniformis
Ambrosia dumosa
Lycium spp.
Buddleia marrubifolia
Thevetia peruviana

Mangle Dulce
Mearns Sumac
Mexican Honeysuckle, Chuparosa
Mexican Oregano
Mormon Tea
Myrtle
Natal Plum, Boxwood Beauty*
Native Dicliptera
Net Bush
Orchid Tree
Orchid Tree
Pineapple Guava
Pineleaf Milkweed
Pink Fairy Duster
Plumbago
Pomegranate
Primrose Jasmine
Pyracantha, Firethorn
Rabbit Brush
Ratany
Red Barberry
Rockrose
Rosewood
Rough Zexmenia
Ruellia
Russian Sage
Sage
Sagebrush
Sago Palm
Salt Resistant Bottlebrush
San Marcos Hibiscus
Skeleton-leaf Golden Eye
Skunkbush
Smoketree, Indigo Bush
Snakeweed
Solanum
Sophora
Southwest Coralbean
Spanish Broom
Sugarbush
Superstition Mallow
Sweet Bush
Tacoma
Texas Sage, Texas Ranger
Triangle Leaf Bursage
Trixis
Tropical Bird of Paradise
Tropical Bird of Paradise (Giant)
Turpentine Broom
Turpentine Bush
Turpentine Bush
Velvet Pod Mimosa
Wait-A-Minute Bush
Was Plant, Candelilla
Westringia
White Bursage
Wolfberry
Woolly Butterfly Bush
Yellow Oleander

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Common Name within subcategories)

Some of the plants listed may be susceptible to cold weather

SUCCULENTS / ACCENTS

Aloe spp.	Aloe
Nolina spp.	Bear Grass
Bulbine frutescens	Bulbine
Cactaceae	Cactus Family
54gaves pp.	Century Plant, Agave
Dasyilirion spp.	Desert Spoon
Portulacaria afra	Elephant Food
Hechtia montana	Hechtia
Hesperaloe spp.	Hesperaloe
Aizoaceae spp.	Ice Plant Family
Pedilanthus macrocarpus	Lady Slipper
Manfreda maculosa	Manfreda
Portulaca grandiflora	Moss Rose
Fouquieria spp.	Ocotillo
Yucca spp.	Yucca

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Common Name within subcategories)

Some of the plants listed may be susceptible to cold weather

TREES

Acacia spp. (excludes Acacia stenophylla /Shoestring)	Acacia, Wattle
Rhus lancea	African Sumac
Bauhinia lunariodes (B.congesta)	Anacacho Orchid Tree
Fraxinus velutina	Arizona Ash – Fantex Ash
Geijera parviflora	Australian Willow
Casuarina spp.	Beefwood
Brachychiton populneus	Bottle Tree
Callistemon spp.	Bottlebrush
Schinus terebinthifolius	Brazilian Pepper Tree
Schinus molle	California Pepper Tree
Phoenix canariensis	Canary Island Date Palm
Caesalpinia cacalaco*	Cascalote*
Vitex agnus-castus	Chaste Tree
Ulmus parvifolia cv. 'Sempervirens'	Chinese Evergreen Elm
Ziziphus jujuba	Chinese Jujube
Chitalpa tashkentensis	Chitalpa
Canotia holacantha	Crucifixion Thorn
Holacantha emoryi (Castela emoryi)	Crucifixion Thorn
Lysiloma spp.	Desert Fern
Chilopsis linearis	Desert Willow
Ebenopsis spp. (Pithecellobium spp.)	Ebony
Leucaena retusa	Golden Ball Lead Tree
Gleditsia triacanthos	Honey Locust
Ficus Nitida*	Indian Laurel Fig*
Oleaya tesota	Ironwood
Jacaranda Mimosifolia*	Jacaranda*
Butia capitata	Jelly Palm
Eysenhardtia orthocarpa	Kidneywood
Chamaerops humilis	Mediterranean Fan Palm
Prosopis spp.	Mesquite
Ungnadia speciosa	Mexican Buckeye
Cercis canadensis var. mexicana	Mexican Redbud
Quercus spp.	Oak (Southern Live Oak)
Olea europaea	Olive (Swan Hill Variety Only)
Bauhinia mexicana	Orchid Tree
Parkinsonia spp. (Cercidium spp.)	Palo Verde (Excludes Mexican Palo Verde)
Pistacia spp.	Pistachio
Prunus Cerasifera*	Purple Plum
Phoenix Roebelenii*	Pygmy Date Palm*
Ceratonia siliqua	St. John's Bread Tree, Carob Tree
Sophora secundiflora	Texas Mountain Laurel, Mescal Bean
Cercis canadensis var. texensis	Texas Redbud
Tipuana tipu	Tipu Tree
Celtis reticulata	Western Hackberry
Pittosporum phylliraeoides	Willow Pittosporum
Xylosma congestum	Xylosma

ANTHEM PARKSIDE AT MERRILL RANCH
APPROVED PLANT LIST

(Sorted by Common Name within subcategories)

Some of the plants listed may be susceptible to cold weather

VINES

Kennedia nigricans	Black Yellow Vine
Bougainvillea spp.	Bougainvillea
Macfadyena unguis – cati	Cat's Claw
Campsis radicans	Common Trumpet Creeper
Antigonon leptopus	Coral Vine, Queen's Wreath
Curcubita digitata	Coyote Gourd, Finger Leaf Gourd
Cissus trifoliata	Grape Ivy
Rosa banksiae	Lady Bank's Rose
Hardenbergia comptoniana	Lilac Vine
Passiflora foetida	Passion Vine
Podranea ricasoliana	Pink Trumpet Vine
Solanum jasminoides	Potato Vine
Hardenbergia violacea	Purple Coral Pea
Mascagnia lilacina	Purple Mascagnia
Rhynchosia texana	Rosary Bead Vine
Janusia gracilis	Slender Janusia
Maurandya antirrhiniflora	Snapdragon Vine
Maurandya wislizeni	Snapdragon Vine
Clematis drummondii	Virgin's Bower
Merremia aurea	Yellow Morning Glory Vine
Callaeum macropterum (Mascagnia macroptera)	Yellow Orchid Vine

Prohibited Plants:

The following plants are prohibited from use within Anthem Parkside at Merrill Ranch because of their invasive characteristics and adverse effects on the native environment:

Including, but not limited to Queen Palm Species, Mexican Fan Palm, Date Palm, and like species that will exceed 6' in height at maturity. (*signed resolution 11/11/2009)

Common Bermuda grass (some hybrid species may be permitted).

All varieties of mulberry trees.

Olive trees (*Olea europaea*) other than the "Swan Hill" variety.

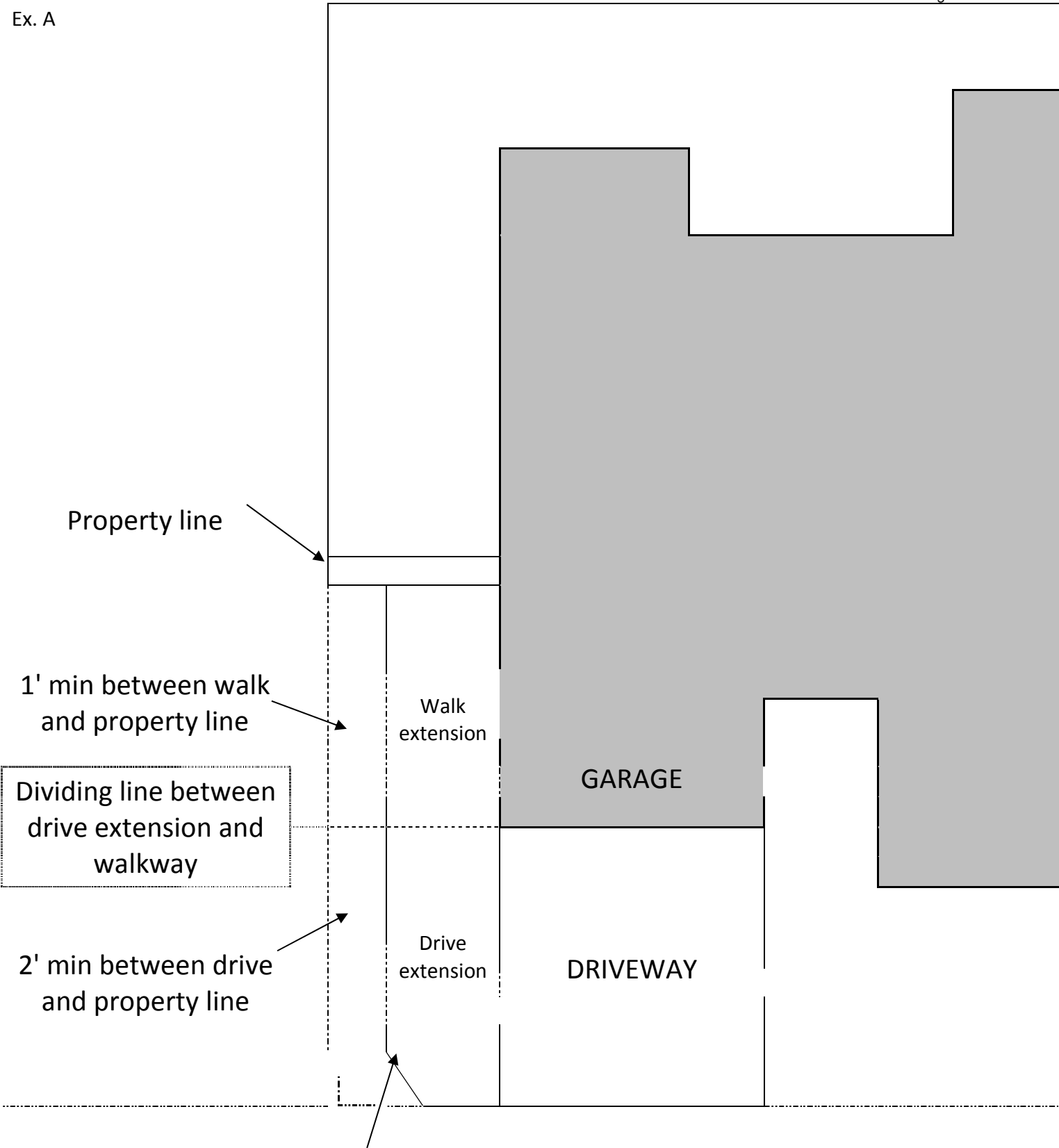
Oleanders (*Nerium oleander*) other than the dwarf variety and *Thevetia* (*Thevetia* species).

Fountain Grass or Pampas Grass.

All varieties of Citrus must be within the confines of the rear yard only.

Mexican Palo Verde (*Parkinsonia aculeata*)

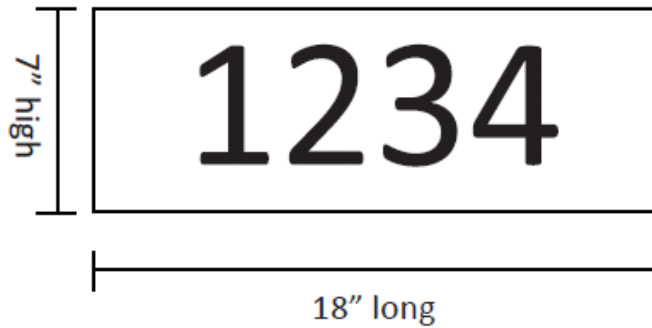
Ex. A



10 sq ft min landscaped area, with
4' at property line

Exhibit B

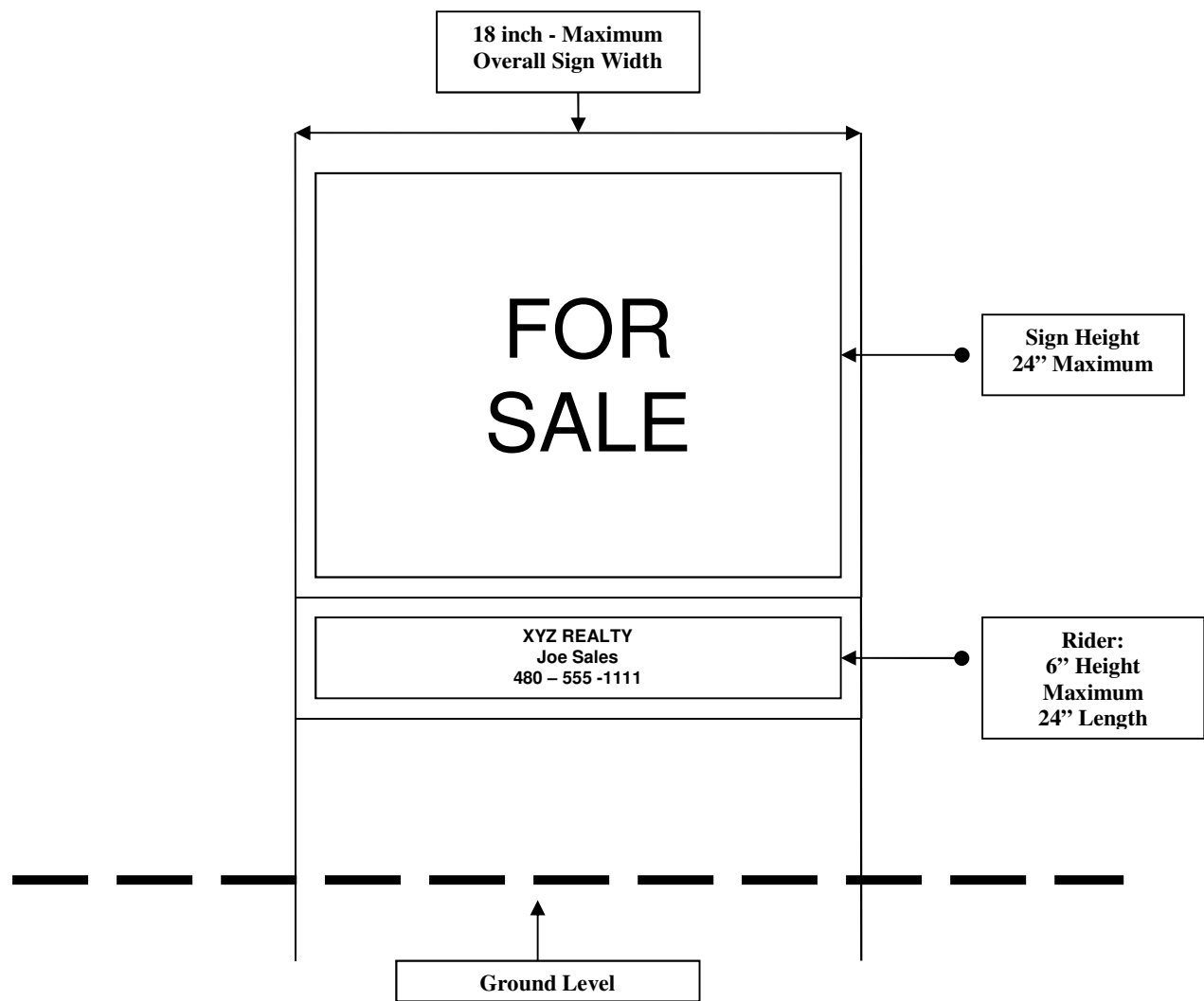
Curb Address Numbers



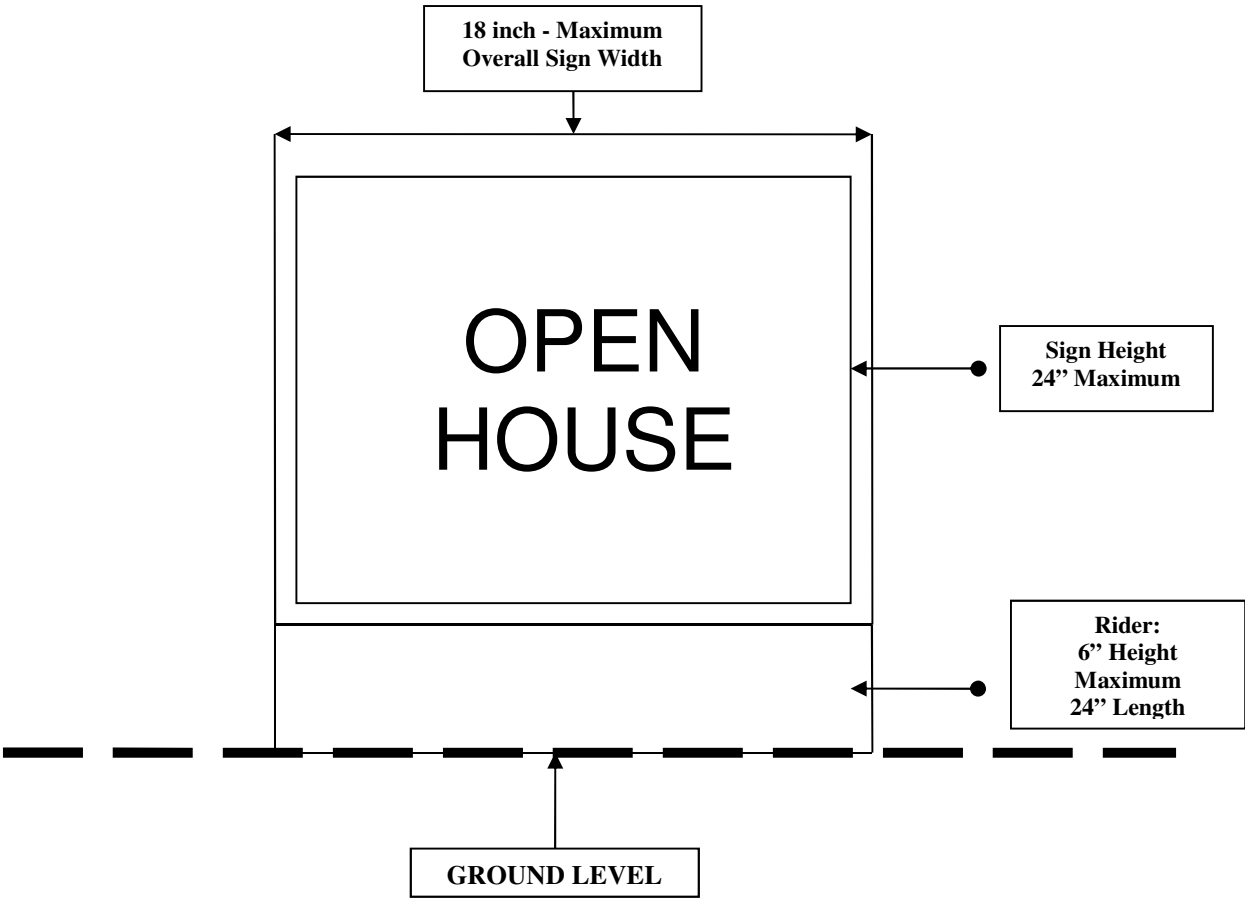
Address numbers on the curb are permitted under the following conditions:

- Total dimensions must be 18"L x 7"H
- Black on white. Plain block lettering.
- No symbols will be permitted.

Appendix F General Criteria for Signage – Anthem Parkside Merrill Ranch



The size of a sign offering a property for sale shall be in conformance with the industry standard size sign, which shall not exceed eighteen by twenty-four inches (18" x 24") and the industry standard sign rider shall not exceed six by twenty-four inches (6" x 24").



The size of a sign offering a property for sale shall be in conformance with the industry standard size sign, which shall not exceed eighteen by twenty-four inches (18" x 24") and the industry standard sign rider shall not exceed six by twenty-four inches (6" x 24").