

Blumenau Homeowner's Association Custer County Youth FFA/4H Projects Policies and Procedures

We are happy to allow the youth of Blumenau 1 & 2 the opportunity to raise FFA/4H animal projects for the Custer County Fair Season!

Covenant #16A, as an exception to Protective Covenant #16 (Animals), *only* applies to homeowners with youth verified to be involved in Custer County FFA/4H programs.

Project(s) shall not exceed two animals per child and six animals per household. Only pigs, sheep or goats will be approved. Steers and poultry are not accepted under the Covenant guidelines.

Homeowners must complete the following steps to be in compliance with Covenant 16A:

1. PRIOR TO PURCHASE OF ANIMALS, **inform the Board of Directors (BOD)** of intent to participate in the Custer County FFA/4H program prior to purchase of animals. The Secretary will confirm your request and begin the documentation process and verify participation with 3rd party FFA/4H organizers.
2. UPON RECEIPT OF ANIMALS, **submit the documentation** for this exception to the BOD by April 30th.
3. **Allow for the random inspection** conducted by two Board of Directors. Homeowner will be present upon inspection. Unwillingness to submit to inspection process automatically renders homeowner out of compliance and fines will be applied.
4. **Follow the guidelines** as voted upon and approved by the Members of the Association, certified in the amended Covenants dated March 22, 2018.
 - a. Project must be maintained in an enclosed building at all times with the exception of supervised training. (Training sessions will be conducted in a professional manner at all times.)
 - b. Each project must be maintained in a single stall secured at all times with a clip or like device for security purposes.
 - c. A separate dumpster (or other separate commercial receptacle deemed appropriate for size/number of project(s)) must be maintained on site for waste disposal and must be properly disposed of weekly for the duration of the project.
 - d. **Animals must be removed by July 25th**.
5. **Allow for the final inspection** conducted by two Board of Directors after termination of project deadline. Homeowner will be present upon inspection. Unwillingness to submit to inspection process automatically renders homeowner out of compliance and fines will be applied.

If at any time a complaint is received by the BOD from a property located within one-half mile radius, the BOD will complete an inspection to verify the condition and validity of the complaint. Should a minor verifiable nuisance be found, Homeowner will be given opportunity to remedy the situation immediately and will be subject to additional inspection. If the situation is not remedied after reasonable time, or if the nuisance is considered a gross or blatant neglect to follow the guidelines, the BOD may, under their authorized requirement to use due diligence in enforcing the Covenants, proceed with one or more of the following:

- permanently rescind project approval
- initiate fines
- begin the process to remove the unauthorized animals with the proper authorities involved
- rescind project approval for following years – temporarily or permanently

We look forward to the success of our youth!

Kids, please feel free to submit photos of your animal projects as the HOA cheers you on!