

Olympus Homeowners Association

Policy for Yard Signs

The following policy regarding yard signs has been adopted by the Board of Directors of the Olympus Homeowners Association (the "Association") pursuant to Article VI, Section 6 of the Declaration, Covenants, Conditions, Restriction and Reservations for Olympus, as documented (the "Declaration") and RCW 64.38.010(11).

The current verbiage in the CCR&R's states:

Article VI > General Provisions > Section 1 > Restrictions > m. No signs shall be erected or maintained on any lot, except that not more than one bona fide "FOR SALE" or "FOR RENT" sign, not exceeding 18 inches in width by 24 inches in length, may be displayed on any lot.

Yard Sign Policy

Type of Sign	Common Area*	Homeowner's Lot**
Birthday/Holiday	Not allowed	Allowed for one week
Campaign	Not allowed	1 sign per candidate is allowed per lot during an election time (with property owners permission) Note: signs must be taken down 10 days after the election
Home Repair/Yard Maintenance Company	Not Allowed	Allowed only while company/service is at the house during construction period.
For Sale or For Rent	Not allowed	Allowed
Graduation/Congratulations	Not allowed	Allowed for one month
HOA/City of Newcastle Notices	Allowed	Not Allowed
Respect Yard (e.g. Pick Up After Your Pet)	Not allowed	Allowed if they are no larger than 10" x 12"
Security	Not allowed	Allowed if they are no larger than 10" x 12"
Social Justice	Not allowed	Allowed

Note: Any signs placed in the Common Areas will be removed and disposed of by the Olympus HOA.

Sign Restrictions:

- Cannot be mounted on power/light poles, wooden signposts (except For Sale or Rent), trees or in windows.
- Cannot be placed blocking the driveway or sidewalk
- Cannot be placed in an area that could impair sight lines
- Must not be larger than 18" x 24"

Enforcement Process:

Refer to the following (available on the Olympus HOA website in the Documents section): RULES AND REGULATIONS REGARDING ENFORCEMENT OF GOVERNING

DOCUMENTS: https://www.olympushoa.org/files/ugd/e5ddc9_6eb69cb39490457c9e90ad38930657f6.pdf

CCR&R > Article I > Definitions

*Section 4. "**Common Area**" shall mean all real property owned or to be owned by the Association for the common use and enjoyment of the members of the Association.

Section 5. "Lot**" shall mean and refer to any plot of land shown upon any recorded subdivision map of the properties with the exception of any common area and all Tracts.

Adopted by the Board of Directors of the Olympus Homeowners Association July 7, 2023