

# THE MEADOWS OF SEVEN POINTS

## RULES & REGULATIONS

Subject	Effective Date	Approved by	Amended Date
Lot Maintenance	July 2016	Meadows of Seven Points Homeowners' Association Board of Directors	November 13, 2023

### Purpose and Scope

To establish a uniform guideline related to the enforcement of our Amended and Restated Declaration of Covenants, Conditions and Restrictions (CC&Rs). This document shall pertain to all current and future residents of the Meadows of Seven Points.

### Authority

Amended and Restated Declaration of Covenants, Conditions, and Restrictions  
Article VII, Section 9

Visit the website for the Meadows of Seven Points Homeowners Association at  
<https://MOSPHOA.com>

### General Information

Homeowner is responsible for the maintenance of the home's exterior and surrounding landscaping which includes, but is not limited to, the following:

1. Driveway, sidewalks cleaned and sealed as needed and free of clutter.
2. Check roofs for black algae growth. When algae coverage exceeds 66% of any portion of roof, clean as needed. Do NOT use hi-pressure wash. Soft wash recommended by GAF.
3. Maintain lamp posts, lanterns and mailbox - clean lamp glass, paint posts and mailbox as needed.
4. Trim tree branches, bushes so they don't impede pedestrian or vehicle traffic, mailbox, fire hydrants, lamp post lights or electrical transformer access.  
**Note:** Landscaping within 6' of transformer access side may be removed by NES.
5. Lawns and landscape maintained for weed control, regularly mowed and trimmed.
6. Timely and proper disposal of brush, lawn clippings via quarterly Metro Brush and Yard Waste Pickup service ([www.Nashville.gov](http://www.Nashville.gov)) or taken to Living Earth (Elm Hill Pike). Ezell Convenience Center no longer accepts brush/tree branches as of 9/1/2023.
7. Miscellaneous items such as ladders, tools, garden equipment are to be stored out of visible view of neighboring properties and the public.
8. Per Metro Codes: No open air burning of garbage or trash, no parking vehicles on grass or obstructing sidewalk.

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Revision History: Effective July 2016

Revision October 2018 – General Information to include proof of property markers when needed.

Revision January 2020 – added no burn policy regarding trash, brush and other types of refuse. No lawn clippings, brush, twigs, to be dumped in Open Spaces.

Revision December 2022 – to reflect the Amended and Restated CCRS

Revision October 2023 – added roof cleaning, clarified lamp post and mailbox maintenance, transformer pads.