

**Signal Ridge Phase IV Homeowners' Association, Inc.**  
**PERSONAL SATELLITE ANTENNA POLICY**

In October 1996, the FCC adopted the Over-the-Air Reception Devices Rule (Rule). The Rule has been amended several times, most recently as of May 2001. Essentially, the Rule addresses the rights of owners and renters of residential property with regard to the installation and use of personal satellite antennas one meter (39.37 inches) or less in diameter, and reaffirms many of the traditional authorities and rights of homeowners associations with purview over such residential property to regulate usage of their common elements, including appropriate restrictions regarding such antenna devices.

In keeping with the Rule, the Homeowners' Association (HOA), acting through its duly elected Board of Directors (Board), has adopted the following policy with regard to personal satellite antennas.

Antenna may only be placed on, or attached to, a common element of the property, such as an outside post. The antenna cannot be on patio railings or roof. The antenna must be one meter (39.37 inches) or less in diameter and may not extend or protrude outside of the homeowner's exclusive access area (e.g., beyond the outside perimeter of a balcony or patio). NOTE: Whether or not a homeowner can receive the satellite signal has no bearing whatsoever on the Board's authority under the Rule to enforce this restriction.

Prior to installation of a satellite antenna according to this policy, the homeowner must sign a form (available from the property manager, Ed Ambrose, 972-503-2644) acknowledging the homeowner's responsibility and liability to fully comply with this policy, and for any damage caused to a limited common element by the installation or removal of the antenna, and/or for any damage extending to other common elements, personal property damage or personal injury caused by the antenna and related structures, and the homeowner shall provide proof of insurance against such liabilities.

**AGREEMENT AND APPROVAL FORM**

I \_\_\_\_\_ HOMEOWNER \_\_\_\_\_  
Full Name Last, First Street Address and Unit #

submit my request to the Board for approval to place a Satellite System for my unit and agree to the Policies, Guidelines above and acknowledge I am fully responsible for any damage caused by the installation or subsequent damage that might occur by my Satellite Dish.

Homeowner Signature \_\_\_\_\_ Date \_\_\_\_\_

Board of Directors Signature \_\_\_\_\_ Date \_\_\_\_\_