

To ensure all homes within your development are appropriate for your neighborhood, the Developer and the City of Sioux Falls has filed Covenants the homeowner and builder will be required to adhere to at the following streets: Heartgold Street, Thimbleweed Street, and Tina Drive.

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**1. Accessible TIF Housing**

- a. The Homeowner is prohibited from leasing or renting their Primary Residence for any purpose during the first five years after purchase date. Homeowners may only sell their Primary Residence for a purchase price not to exceed the Original Purchase Price plus any increases as allowed by the Federal Housing Finance Agency's House Price Index (HPI). The allowable purchase price can be determined by accessing the HPI calculator located at the Federal Housing Finance Agency's website.

[FHFA HPI Calculator](#) | [Federal Housing Finance Agency](#)

**2. Street Parking:**

- a. No street parking of motor homes, campers, fifth wheel trailers, race cars, boats, or work vehicles for more than 24 hours to load and unload. Additionally, there are City Ordinances which further restrict the parking of certain vehicles and trailers.

**3. Outbuildings / Exterior Structures**

- a. No outbuildings/exterior structures.

**4. Fences**

Fences may be erected in required yards, provided they meet or exceed the following requirements:

- a. No barbed wire, chain link or metal fence allowed.
- b. No fence shall be erected or maintained in such manner as to unreasonably obstruct the view of others or their access to light or air. Fences not more than six (6) feet in height may be erected on any part of a lot other than in the required front yard. Fences not more than four (4) feet in height may be located on any part of the lot.
- c. The poles supporting the fence must be on the inside of the fence or along the center line of the fence.
- d. Coated chain link approved, color to be black.
- e. Wood, all boards must be on the outside of fence for solid style fence.
- f. Vinyl approved, color to be white.

**5. Livestock and Poultry**

- a. No animals, livestock or poultry of any kind shall be raised, bred, or kept on any lot except dogs, cats or other household pets may be kept, provided that they are not kept, bred, or maintained for any commercial purpose.

**6. Dog Kennels**

- a. Location approved by Developer and must be screened from the front view of house.

**7. Landscaping**

- a. Grass seeding or sodding to be completed by seller.  
Trees may be planted by the homeowner. No box elder, Siberian (Chinese) elm, American elm, native cottonwood, ash, columnar poplar or other such noxious tree shall be planted on any Lot or within the Property.

**8. Exterior Colors**

- a. All colors must remain the same as when purchased.