

PLEASE RETAIN  
FOR YOUR RECORDS

HORIZONS AT TOWNE MEADOW  
ADDENDUM TO 2014 DESIGN REVIEW STANDARDS

ADOPTED BY THE HORIZONS AT TOWNE MEADOW  
BOARD OF DIRECTORS

EFFECTIVE MARCH 2017

SECTION 2.59: EXTERIOR PAINTING

\*Painting of the exterior brick on homes is prohibited.

RAIN BARRELS:

\*Rain barrels shall comply with Colorado HB16-1005 as stated  
on the reverse of this page.

\*Rain barrels shall be placed behind the fence in the rear yard  
of the property.

\*Rain barrels shall be maintained in a sanitary condition.

PLEASE ATTACH THIS ADDENDUM TO THE  
2014 DESIGN REVIEW STANDARDS

THE DESIGN REVIEW STANDARDS  
ARE AVAILABLE AT THE HORIZONS'  
RESOURCE WEBSITE:

[www.withcpmg.com](http://www.withcpmg.com) and follow the link to *HORIZONS*

NOTICE MAILED: 3/6/17

2. **HB16-1005: “Concerning the use of rain barrels to collect precipitation from a residential rooftop for nonpotable outdoor uses.”**

This bill amends § 38-33.3-106.5 of the CCIOA, by adding a new part (j) to this section which sets forth prohibitions contrary to public policy within the CIC.

This new part (j) refers to the use of a rain barrel, which is defined in § 37-96.5-102, C.R.S., to collect precipitation from a residential rooftop in accordance with § 37-96.5-103, C.R.S.

A rain barrel is defined as a storage container with a sealable lid that is located aboveground outside of a residential home, and that is used for the collection of precipitation from a downspout of a rooftop. A single family residence is defined in the bill as a private residence that is a separate building or an individual residence that is part of a row of residences joined by common sidewalls.

Precipitation from a rooftop may be collected if: (1) no more than 2 rain barrels with a combined storage capacity of 110 gallons or less are utilized; (2) precipitation collected is from a building that is used primarily as a single-family residence or a multi-family residence with 4 or fewer units; (3) the collected precipitation is used for outdoor purposes including irrigation of lawns and gardens; and (4) the collected precipitation is used on the residential property on which it is collected.

Furthermore, the collected precipitation cannot be used for drinking water or indoor household purposes; and that the use of a rain barrel does not constitute a water right. The State Engineer’s Office will monitor the use of rain barrel precipitation collection and has the right to curtail its future usage.

The use of the rain barrel precipitation collection as is applicable to CIC’s does not confer upon a resident in a CIC the right to place or connect a rain barrel on any property that is (a) leased, except with permission of the lessor; (b) a common or limited common element of a CIC; (c) maintained by the HOA for a CIC; or (d) attached to 1 or more other units, except with permission of the other unit owners.

In addition, a CIC may impose reasonable aesthetic requirements that govern the appearance and placement of a rain barrel.

The effective date of this act is August 10, 2016.

The website link for a full reading of this bill is:

<https://drive.google.com/file/d/0B1VD36mBqe1EeWVDQnhPbVZqZEK/view?pref=2&pli=>