

Frequently Asked Questions

Charbonneau Green Home Owners Association (CGHOA) residents often have questions about or need interpretation of bylaws, resolutions and rules approved by the Board of Directors. This list includes answers to typical questions both established and new residents may have. Information about CGHOA, including policies, bylaws, CC&Rs and more may be found on the Association's website, www.charbonneaugreenhoa.org. In addition, CGHOA is responsible for complying with the Charbonneau Country Club (CCC) Residential Standards listed on pages 8-31 in the "Charbonneau Country Club Architectural Control Standards and Resident's Directory." CGHOA, however, may adopt standards policies that are more restrictive than those required by CCC.

What is considered common area owned by CGHOA, and what do I own and am therefore responsible for?

Charbonneau Green Home Owners Association was built as a "planned community" which means residents own both their home and its underlying lot as specified in the deed. However, by means of the recorded Covenants, Conditions, & Restrictions (CC&Rs) all areas outside of courtyards and patios have been designated as common areas and are under the control of the HOA. The Association is responsible for maintaining these common areas. Individual homeowners are responsible for all landscape maintenance and irrigation within the confines of their personal property. Questions about common area boundary lines should be submitted for consideration by the CGHOA Architecture/Landscape Committee.

Am I allowed to park my car in my driveway?

CGHOA's parking policy requires cars to be parked in garages when not in use. Residents may temporarily park in their personal driveway when washing cars, unloading groceries, etc., typically for less than four hours. CGHOA's parking policy is available on the Association website.

What home insurance coverage is provided through homeowner dues?

CGHOA purchases insurance from State Farm Insurance and charges the cost of the insurance to each homeowner based on the square footage of the residence. The master policy protects all real property (buildings) from fire, smoke, theft, vandalism and other causes of loss listed in the policy. There is a \$5,000 deductible for building damage, and a 10% deductible for earthquake damage. Property coverage is on a replacement cost basis. Full information about CGHOA's insurance coverage may be found on the Association's website. Charbonneau Green Home Owners Association
Frequently Asked Questions - Effective August 2nd, 2017

I'd like to add or remove some plantings in the common area surrounding my home. How can I arrange to do that?

You may request to add or remove plantings by submitting a Landscape Request form to the CGHOA Architecture/Landscape Committee, using the form included on the CGHOA website. Please do not make any changes to landscape in common areas without this approval.

Where should yard waste be placed, and when should it be put out for removal?

CCC architectural control requirements state that "no part of said property shall be used or maintained as a dumping ground for rubbish, trash, garbage or other waste." Yard waste (trimmings, small plants, branches, etc.) should be placed either in a paper lawn and yard bag, or in a reusable yard debris container. Small amounts of yard waste should be placed in garbage cans. Yard waste is picked up as a courtesy to homeowners by Pacific Landscaping on Wednesdays and should only be placed on the curb or in guest parking on those days. Yard waste should not be visible on other days.

Are residents allowed to place decorations on their homes that are visible to others?

In coordination with Charbonneau Country Club architectural requirements, no building, fence, wall, hedge, structure, improvement, common area, refurbishing, painting, staining, decorating, obstruction, ornament, string lighting (other than holiday lighting at Halloween, and between Thanksgiving and January 5), landscaping or planting shall be placed on the exterior of any residence unless a written request for approval thereof has been approved in writing by a majority of the Charbonneau Green Home Owners Association (CGHOA) Architecture/Landscape Committee, and subsequently approved by the CGHOA Board of Directors.

Can I place “yard art” in the common areas surrounding my home?

Yard art includes, but is not limited to such items as statues, fountains, trellises, animal replicas, sculptures, etc. Movable or stationary yard art may not be placed within public view or within line-of-sight of any neighbor without permission of the CGHOA Architecture/Landscape Committee.

Are flags permitted?

The American flag is the only flag permitted in CGTA. Charbonneau Greens Home Owners Association Frequently Asked Questions - Effective August 3rd, 2017

Who is responsible for maintaining my fence and brick pillars?

Maintenance of fences and brick pillars are the responsibility of individual homeowners. Both should be always kept in good repair.

Who is responsible for maintenance of my roof and driveway?

Maintenance and repair of roofs and driveways are the responsibility of individual homeowners. Roofs should be kept free of moss and debris, and driveways should be kept in good repair.

Can I place ground lighting in the common area surrounding my home?

In most cases, yes. A request to install outdoor ground lighting should be submitted using the Landscape Request Form available on the CGHOA website.