

AMENDMENT NO. 1
To
COBBLE CREEK GOLF COMMUNITY DESIGN REGULATIONS
FOR CERTAIN PHASE 2 LOTS AND PHASE 2 PATIO HOME LOTS

APPLICABLE TO LOTS 49 THROUGH 54 AND 81 THROUGH 86, COBBLE CREEK SUBDIVISION PHASE 2, FILING NO. 4 AND FUTURE LOTS CONTAINED IN OUTLOT A AND OUTLOT B, COBBLE CREEK SUBDIVISION PHASE 2, FILING NO. 5.

WHEREAS, Lots 49 through 54, 81 through 86 and Outlots A and B are located on San Sophia Drive in the Cobble Creek golf community, and

WHEREAS, the approved street profile for San Sophia Drive contains a 24" wide area between the curb and the sidewalk (the "Unimproved Area"), and

WHEREAS, for the purposes of creating an attractive appearance of the Unimproved Area, the Cobble Creek Design Review Committee (DRC) desires to create landscape standards for the Unimproved Area.

NOW THEREFORE, landscape regulations for the Unimproved Area shall be as follows:

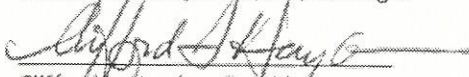
- 1.) Landscaping of the Unimproved Area that is contiguous to and abutting the front property line of any lot shall be the responsibility of the owner of the lot.
- 2.) The basic elements of each plan for the Unimproved Area shall consist of a meandering 12" to 18" wide strip of river rock containing a mixture of 2" to 6" diameter rock. The area between the sidewalk and the curb shall be tan colored rock chips. Unless otherwise approved by the DRC, at least 5ea. Aspen trees will be installed in various locations within the Unimproved Area. The example of the foregoing is currently installed at 1000 San Sophia Dr. (Lot 53, Filing No. 4).
- 3.) Additional shrubbery of low water usage may be used to further enhance the area, subject to review and approval of the DRC.
- 4.) The landscaping plan for the Unimproved Area must be submitted to the DRC along with the landscaping plan for the lot and shall be submitted in accordance with the Design Regulations applicable to the lot.

All other provisions of the applicable Design Regulations remain unchanged and in full force and affect.

Executed this 1st day of March, 2010.

DECLARANT:

Weststar Development, LLC
Enclave Development, Inc., Manager


Clifford L. Hayden, President

STATE OF COLORADO)