

Maintenance and care of all fences constructed by the Developer on the L'Esprit property, consisting of fencing around the outside perimeter of the L'Esprit Property (or along the interior boundary of bridle paths which abut the outside perimeter of the L'Esprit Property) and along the right-of-way of all public roadways within the L'Esprit Property, shall be the responsibility of the individual owners upon whose property such fences are located. Provided, however, should any such individual owners fail to properly maintain any such fences, the Association shall promptly make any needed repairs or repainting, with the cost of same to be charged to the owner so failing to maintain same, which charges shall be deemed to constitute a special assessment pursuant to Section 5.06 hereof.