

Asphalt shingle material and installation procedures shall meet the following criteria:

Weight:

400lb minimum per 10ft X10 ft square (One exception - Impact Resistant materials meeting Class IV Standards weighing at least 350lb per square are also acceptable).

No exceptions to these minimum weight requirements shall be permitted.

Color:

Asphalt shingles shall be the color of weathered wood.

Architectural Control Committee written approval is required for any other color.

Metal Flashings (valleys, drip edges, etc.) shall be baked enamel bronze. Architectural Control Committee written approval is required for any other color.

Protrusions (vents, vent pipes, etc.) shall be painted bronze to match the color of the metal flashings.

Architectural Control Committee written approval is required for any other color.

Installation:

Raised profile ridge caps are required.

No exceptions to this installation requirement shall be permitted.

Prior Architectural Control Committee Approval is Required:

Architectural Control Committee approval is always required for installation of asphalt shingles even if the weight, color, and installation procedure are pre-approved. The applicant shall submit documentation of the weight, color, and ridge cap profile to the Architectural Control Committee for all new or re-roofing installations using asphalt shingle materials. The applicant shall have Architectural Control Committee written approval PRIOR to commencement of installation.