



Addendum to the Design Guidelines

December 16, 2024

Addendum to Ranch Lots, Estate Lots, Cabin Lots (3.5) Elements of Building Composition:

Roof materials are limited. Roof materials are limited to synthetic shingles in an approved color that complements the exterior material color palette. Metal roofing will be allowed on the entirety of the roof provided it is a non-reflective matte finish and in a color that complements the home and does not visually detract from the aesthetic of the home or neighborhood. Metal roofing must be standing seam with a vertical leg and flat broad area (approximately 16 inches) between the legs, minimum of 24 gauge. Preferred colors are dark bronze, black, or similar.

When using synthetic shingles, all exposed flashing, gutters, and downspouts are to be unfinished copper or oxidized metal that will weather to a matte finish. When using metal, all exposed flashing, gutters, downspouts and snowguards are to be metal that matches the roof. In instances of roof shingle replacement, the ARC will make a case-by-case determination on the required materials for flashing, gutters, downspouts, and snow guards.