

# Selva Lakes Homeowner's Association, Inc.

## Rule #14, January 2017

(Use of Architectural Shingles & Roof Specifications)

The Selva Lakes Homeowners Association Board of Directors on January, 10 2017 voted to adopt the following new rule governing the ability of homeowners to use architectural shingles even if their attached neighbor does not. It was determined and agreed upon that homeowners should be allowed to use architectural shingles even if the adjoining unit do not wish to change.

Rule #14 is a change and supersedes the previous Rule #2. Specifically, Rule #2 section 3 that homes with a "shared living wall" can only use architectural shingles if the adjoining unit must replace to an architectural shingle at the same time.

Rule #14 takes into account new information made available since the implementation of Rule #2 in 2001 and allows Selva Lakes homeowners to determine the best roofing style for their home. Below is the list of approved roofing styles and colors.

### Roof Replacement Specifications:

#### Approved 3-tab shingles:

<u>Brand</u>	<u>Style/Series</u>	<u>Color(s)</u>
Owens Corning	Supreme	Driftwood
GAF	Royal Sovereign	Weathered Gray

#### Approved Architectural Shingles:

<u>Brand</u>	<u>Style/Series</u>	<u>Color(s)</u>
Owens Corning	Oakridge	Estate Gray or Driftwood
GAF	Timberline	Weathered Wood
Atlas	Pinnacle Pristine	Pristine Weathered or Pristine Hearthstone
Atlas	StormMaster Shake	Weathered Wood or Hearthstone Gray

Home owners are required to fill out and submit an ARC form to the Architectural Review Committee (ARC) before the start or any work being done on a roof. Homeowners are required to choose from one of the existing brands and colors stated on the ARC specification sheet. No work can begin until the ARC approves the request. If alternative brands or colors are optioned by the homeowner to the current specification sheet, the ARC has the right to deny the request. Should a homeowner not follow the HOA roofing guidelines, the roof must be replaced at the full expense of the owner.

  
Peter Mignone Selva Lakes HOA President

  
Don Fadel Selva Lakes HOA Vice President

1-10-17  
Date