



Architectural Standards for Meadowbrook Ridge

At Meadowbrook, Homeowners are responsible for the outside maintenance and upkeep of their individual homes, including all siding, windows, doors, shutters, roofing and other outside attachments, including decks and patios.

There is an established procedure for requesting architectural and landscape alterations:

Request an Architectural - Landscape Request Form from the Association's property manager.

Once management has received the request for the form, it will be mailed or emailed to the homeowner who has placed the request.

- 1) Homeowner should fill out the form, with as much information and specifications as possible. The completed form then should be mailed or emailed back to the management office, so that it can be processed in a timely manner.
- 2) Once management has received the completed form, it will be forwarded onto the Architectural Committee for review. The Architectural Committee will review the request and speak with the homeowner making the request (if necessary). The committee will then report to the Board of Directors with their recommendation.
- 3) The Board will approve or disapprove the request, and the association manager will notify the homeowner in writing.

Before any work is started; on additions or changes to the outside of a home or the common ground areas, a homeowner is required to have an approved Architectural - Landscape Request Form.

Items requiring approval include the following, but not limited to only these items.

- ❖ Storm doors
- ❖ Entry door
- ❖ Outside light fixtures by front doors / garages
- ❖ Gutters and/or downspouts
- ❖ Window shutters
- ❖ Entry door / shutter paint
- ❖ Hand rails by entry door
- ❖ Awning
- ❖ Siding
- ❖ Roof
- ❖ Patio

- ❖ Deck
- ❖ Deck stairs
- ❖ Fence
- ❖ Heat pump
- ❖ Air conditioners
- ❖ Generators
- ❖ Skylight replacement - same style or equivalent or shingle over
- ❖ Solar panels
- ❖ Mulch - Black or brown - no red
- ❖ Plants / trees
- ❖ Shrubs
- ❖ Replacement Shrubs
- ❖ Flower beds

Items not allowed include, but may not be limited to:

- ❖ Sheds
- ❖ Doghouses and/or dog runs or fences (invisible or otherwise)
- ❖ Outbuildings
- ❖ Hot tubs
- ❖ Fire pits
- ❖ Raised garden beds
- ❖ Seasonal blow-up or cutout decorations
- ❖ Clotheslines

