

**THE FOLLOWING CHANGE TO
HFHOA ARCHITECTURAL GUIDELINES & PROCEDURES
WAS APPROVED UNANIMOUSLY BY THE BOARD OF DIRECTORS AT ITS
REGULAR MEETING OF SEPTEMBER 11, 2013:**

SECTION 9.8 PRIOR TO CHANGE APPROVED SEPTEMBER 11, 2013:

9.8 Garages

- a. All garages must be attached to the house and not be designed for more than two (2) cars.
- b. Garage doors can be constructed of either solid wood or coated steel, provided that matches the originally installed style of door (a plain four-over-four panel door with raised dividers between the panels without any glass or visible hinges). The door color is to be white or match either the approved existing trim color of the house or the new approved trim color of an approved new color scheme for the house.
- c. Replacement or installation of a garage door that does not match the plain four-over-four panel door with raised dividers between the panels and without any glass or visible hinges style that was originally installed on the house is prohibited absent prior consent of the ACC committee.
- d. The ACC may approve the installation garage doors that differ from the plain four-over-four panel door with raised dividers between the panels and without any glass or visible hinges that was originally installed on the house only in conjunction with a complete structural renovation of the exterior of the house (as opposed to residing), such exterior renovation to require the homeowner to obtain architectural drawings, county permits, and all other ACC approval consistent with sections 9.2 and 9.9.

REVISED 9.8.d AND NEW 9.8.e & f SUBSEQUENT TO CHANGE APPROVED SEP 11, 2013:

- d. The ACC may approve the installation of garage doors that differ from the plain four over four panel door with raised dividers between the panels and without any glass or visible hinges that was originally installed on the house only in the following three situations:
 - (1) Installation of a door previously authorized by the Board of Directors for consideration by the ARC for approval on any home (see Appendix D).
 - (2) In conjunction with a complete structural renovation of the exterior of the house (as opposed to residing).
 - (3) Following a property having previously undergone a complete structural renovation of the exterior of the house (as opposed to residing).Situations (2) and (3) above require the homeowner to obtain architectural drawings, county permits, and all other ACC approvals consistent with sections 9.2 and 9.9 and any applicable unanimous approval requirements of Appendix A.
- e. Externally visible garage hardware shall match the color of the garage door and shall be limited to:
 - (1) One handle of maximum dimensions: 7" major, 5" minor, 2" depth
 - (2) One latch of maximum dimensions: 5" major, 3" minor, 2" depth
 - (3) Corrosion-resistant fasteners of flush-headed design without protrusion above the door's surface
- f. Windowed garage doors approved for installation by the ACC shall be bound by the following additional requirements:
 - (1) Glass shall be entirely clear (no tinting, frosting, etching, reflecting, grilling, etc.)
 - (2) No curtains or window coverings are permitted
 - (3) Any broken, cracked or chipped glass must be replaced within 15 days.

Appendix D – Huntington Forest HOA Garage Door Styles

(Huntington model shown but these doors may be requested for any HFHOA model)

