

CLIPPER COVE HOMEOWNERS' ASSOCIATION GUIDELINES FOR EXTERIOR REPAINTING

You may use any brand of paint provided the other paint brand colors match the Sherwin William Paint Palette colors. All full-service paint brand stores can custom mix colors to match the Paint Palette's colors.

You must use at least 2 but not more than 3 colors on your home. ***Please refer to your application's Letter of Approval for the colors and paint areas approved.***

The following categories of colors are defined for the various elements of your home:

(Refer to the house element drawing on the reverse side of these guidelines.)

Siding Colors: The siding or largest surface area of your home; including downspouts.

Trim Colors: The trim such as eaves, gutters, shutters, mock-louvers, and trim around doors and windows, and chimneys. Front doors may be painted with the trim or the accent color.

Accent Colors: The optional colors intended for the front doors, shutters, plantons (1-inch wide strip on the fascia along the roof eave.)

Areas of color use:

1. You may paint your home using two or three colors from a scheme.
2. Except for entry doors, flat, low sheen or satin finish paint shall be used.
3. Front entry doors may be painted or stained. If painted, front doors shall be painted with eggshell or semi-gloss enamel using one color. You may use the Siding, Trim, or the Accent color.
4. Homeowners are encouraged to paint garage doors with only one color.
5. All vents, diverters, meter boxes, utility doors, trellis or addition to the exterior (if painted) shall be painted to match the adjacent surface. The gutters and downspouts of houses with wood shingle siding shall be painted with the trim color. Pipes and sheet metal vents that protrude through the roof and other miscellaneous metal elements on the roof shall be painted to match the weathered roofing material color as required by the Community Architectural Committee for all homes in Harbor Bay Isle.
6. **For houses having wood shingle siding, please refer to the Paint Palette section covering compatible trim and accent colors for use on these homes.**
7. Wrought iron gates and other exterior miscellaneous metals, such as wrought iron fences, shall be painted black, or another color approved by the architectural committee.
8. Pipes, sheet metal vents, and other miscellaneous metal elements on the roof should be painted with a rust-retardant undercoat with a final paint coat in a color to match the roof color. Owners are urged to paint the raw metal of security alarm boxes (leaving only the decal area unpainted) to match the surface to which it is attached.

(OVER)

SUGGESTIONS FOR PAINT PREPARATION AND REPAINTING THE EXTERIOR YOUR HOME:

Power-wash house exterior to remove loose paint and dirt.

Caulk and prepare exterior, removing all chipped paint, and reset popped nails; sand the siding and trim, if necessary to create a smooth painting surface.

The primer paint coat, if used, should be oil-based - ask your painter for advice.

The paint coat can be either oil-based or latex (latex "breathes" and flexes better than oil paint) - ask your painter for advice.

Pipes, sheet metal vents, and other miscellaneous metal elements on the roof should be painted with a rust-retardant undercoat with a final paint coat in a color to match the roof color. Owners are urged to paint the raw metal of security alarm boxes (leaving only the decal area unpainted) to match the surface to which it is attached.

