

COLUMBIA PAINT PALETTE

You may use any brand of paint as long as it matches the color associated with the Kelly Moore paint identification number listed. The color depicted on your screen or printed from your printer is an inaccurate representation of the approved color. Colors that do not match the Kelly Moore color as reflected in the paint identification number are not approved and will be considered a violation of the paint application. CHBIOA is not responsible for inaccurate color choices. Please visit your local paint store to request and compare paint chips, brush outs, and/or samples of paint colors with the approved Kelly Moore colors.

*Exterior Colors
Adopted 2023*

March 2009; Revised August 2023

DEAR

COLUMBIA HOMEOWNER:

We are pleased to present the new Kelly-Moore paint palette.
The objective of a new palette is to:

- ☐ provide updated colors and schemes with more choices,
- ☐ maintain a harmonious and appealing blend of colors for the neighborhood, and
- ☐ ensure an expedient application approval

There are 18 main body color options. We realize color is a personal preference so we tried to cover the main color families (tan, gray, green, and blue) with a variety of values (ranging light to dark).

PROCESS GOING FORWARD

Exceptions

Colors shown in the new palette are the only colors approved for Columbia.
There will not be any exceptions approved by the Board of Directors.

Adjacent Homes

Neighboring homes (side-by-side or directly across the street) shall not be the same palette scheme (body color).

Existing Home Color

Repainting your home can be done so only with the colors in the new palette. Repainting an existing color (if it is not in the palette) is no longer an option.

WE APPRECIATE YOUR PATIENCE AND UNDERSTANDING AS WE CONTINUE TO MAINTAIN THE APPEARANCE OF OUR HOMES IN COLUMBIA - OUR NEIGHBORHOOD.

Sincerely,

Columbia Board of Directors and Columbia Project Architectural Committee

TIPS ON COLOR SELECTION

FIXED ELEMENTS OF THE HOUSE

You will need to work around the fixed elements of your home which are the roof tile and stone work.

CHOOSE A COLOR THAT COMPLEMENTS YOUR ROOF TYPE

- ☐ A roof can compromise more than 50% of the entire color scheme on some homes
- ☐ Columbia roof tiles are either charcoal gray (cool) or dark brown/tan (warm)

CHOOSE A COLOR THAT COMPLEMENTS THE STONE, BRICK, OR SLATE SIDING ETC.

- ☐ Brick: you may want to lean towards a warm color to complement this tone
- ☐ Gray slate: you may want to lean toward a cool color to complement this tone

WORKING WITH THE COLUMBIA PAINT PALETTE

Viewing the colors online is for a general visualization. It is not for color accuracy.

KELLY-MOORE WEBSITE

- ☐ Visit Kelly-Moore's website to use their Color Center to better visualize your selection: www.kellymoore.com

PALETTE BINDER IN COMMUNITY OFFICE

- ☐ Use a blank sheet of paper to isolate or frame the accent color of your chase from the other accent colors.

KELLY-MOORE PAINT DISCOUNT (#622-C03363)

Columbia Homeowners have a 30% discount on paint and painting supplies at any Kelly-Moore store using the discount number #622-C03363

APPLICATION PROCESS

SUBMIT APPLICATION

- ☐ Complete and submit application to Community Architecture Administrator
- ☐ Work may NOT commence until you receive Condition of Approval Letter
- ☐ Any brand of paint may be used provided colors match Kelly-Moore colors in this palette. Other brands selected shall have the same characteristics regardless of manufacturer.

APPLICATION REVIEW

- ☐ Application reviewed for completeness and compliance by Architectural Administrator
- ☐ Application distributed to Community and Project Architectural Committees (CAC and PAC)
- ☐ Neighbors affected by proposed improvements receive a 10-day period to comment on the plan
- ☐ Potential site inspections by CAC and/or PAC members

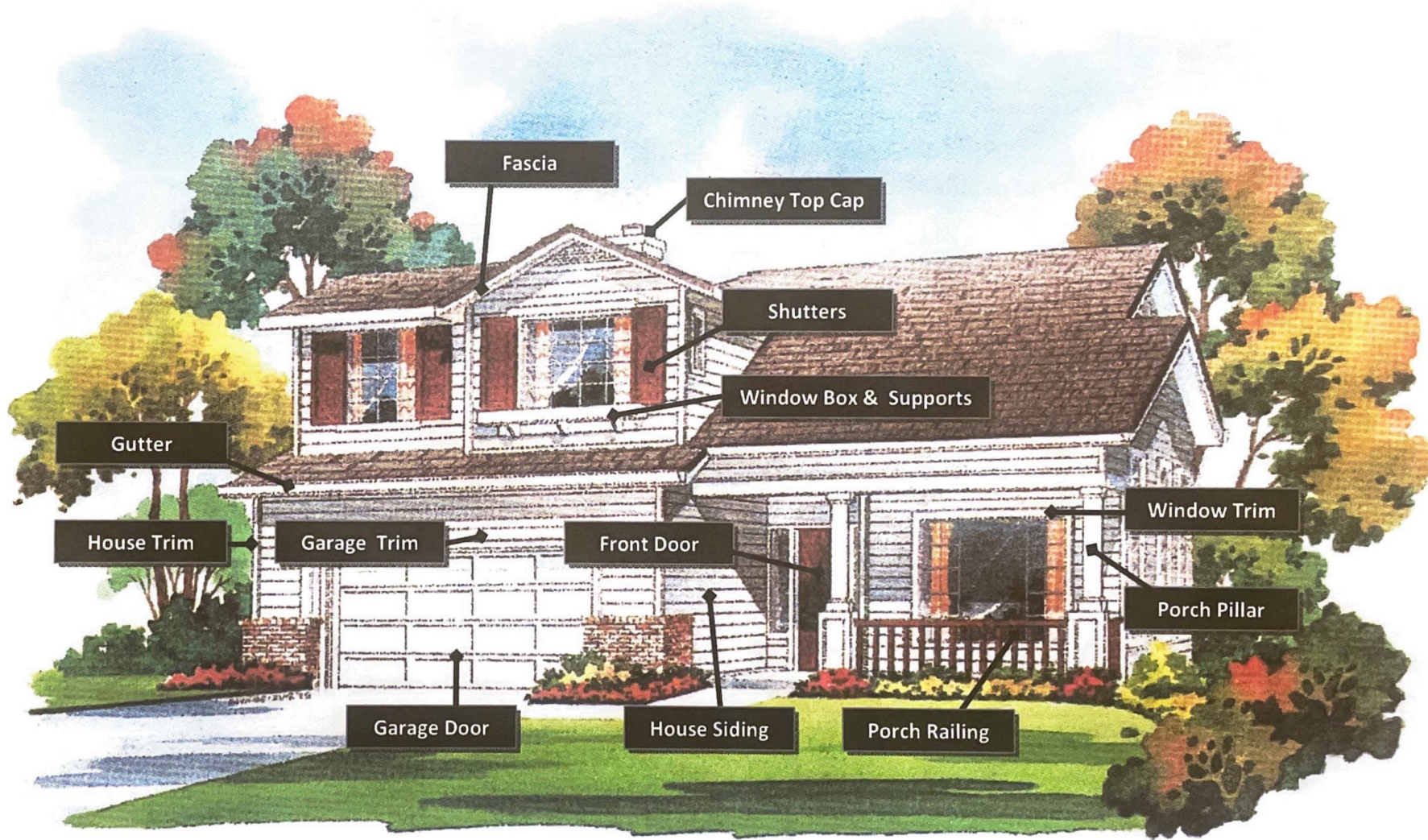
APPROVAL

- ☐ Condition of Approval Letter mailed to homeowner with painting rules and guidelines
- ☐ Provide your contractor with a copy of the approval letter to ensure compliance
- ☐ Changes shall NOT be made in the color scheme after receiving approval letter unless changes are resubmitted on a new application and receive approval

FINAL INSPECTION

- ☐ Approved application valid for one year - final inspection of completed work must be requested
- ☐ If work is not complete and final inspection is not approved within one year, application will be voided
- ☐ Applicant will receive a letter indicating whether work was approved or disapproved
- ☐ If approved, application file will be closed. If not approved, the letter will specify the remedy required

COLUMBIA HOA



ARCHITECTURAL FEATURES PAINTING GUIDELINES

You must choose a BODY color, a TRIM color, and an ACCENT color. The following areas of the home exterior are to be painted in the color categories shown below. For "Trim or Accent Color" section, you must specify which colors for each one on the Architectural Application.

BODY COLOR

House Siding
Garage Door
Chimney Siding
Chimney Trim
Downspouts *
Exterior Utility Doors & Trim
Security Alarm Box
(Raw metal of alarm box painted to match surface to which it is attached. Alarm boxes should be painted if rust is evident. Leave decal area unpainted.)

FLAT, LOW SHEEN, OR SATIN

TRIM COLOR

House Trim
Window Trim
Front Door Trim
Garage Door Trim
Porch Posts/Pillars
Balcony Top Horizontal Rail
Balcony Vertical Railing
Balcony Door (on waterfront houses)
Chimney Top Cap Trim
Downspouts *

LOW SHEEN, SATIN, OR EGGSHELL

TRIM OR ACCENT COLOR

Fascia (refer to scheme if accent color is acceptable in this area)
Window Box and Supports
Porch Vertical/Horizontal Railing
Gutters

SATIN OR EGGSHELL

Specify Trim or Accent for each on Application

ACCENT COLOR

Shutters
Downspouts *

SATIN OR EGGSHELL

Front Door

SATIN, EGGSHELL, OR SEMI-GLOSS

NON-ARCHITECTURAL FEATURES

Roof Vents and Other Roof Elements (must match roof tile color)

RUST RETARDANT

FENCE & GATE

Shall not be painted. Other yard structures (e.g. arbors, overhangs, gazebos, etc.) shall not be painted unless specifically approved by the Columbia Architectural Committee.

Note: * Downspouts should be painted the color of the surface to which it is attached (body, trim, or accent color). In some areas, it may be two colors.

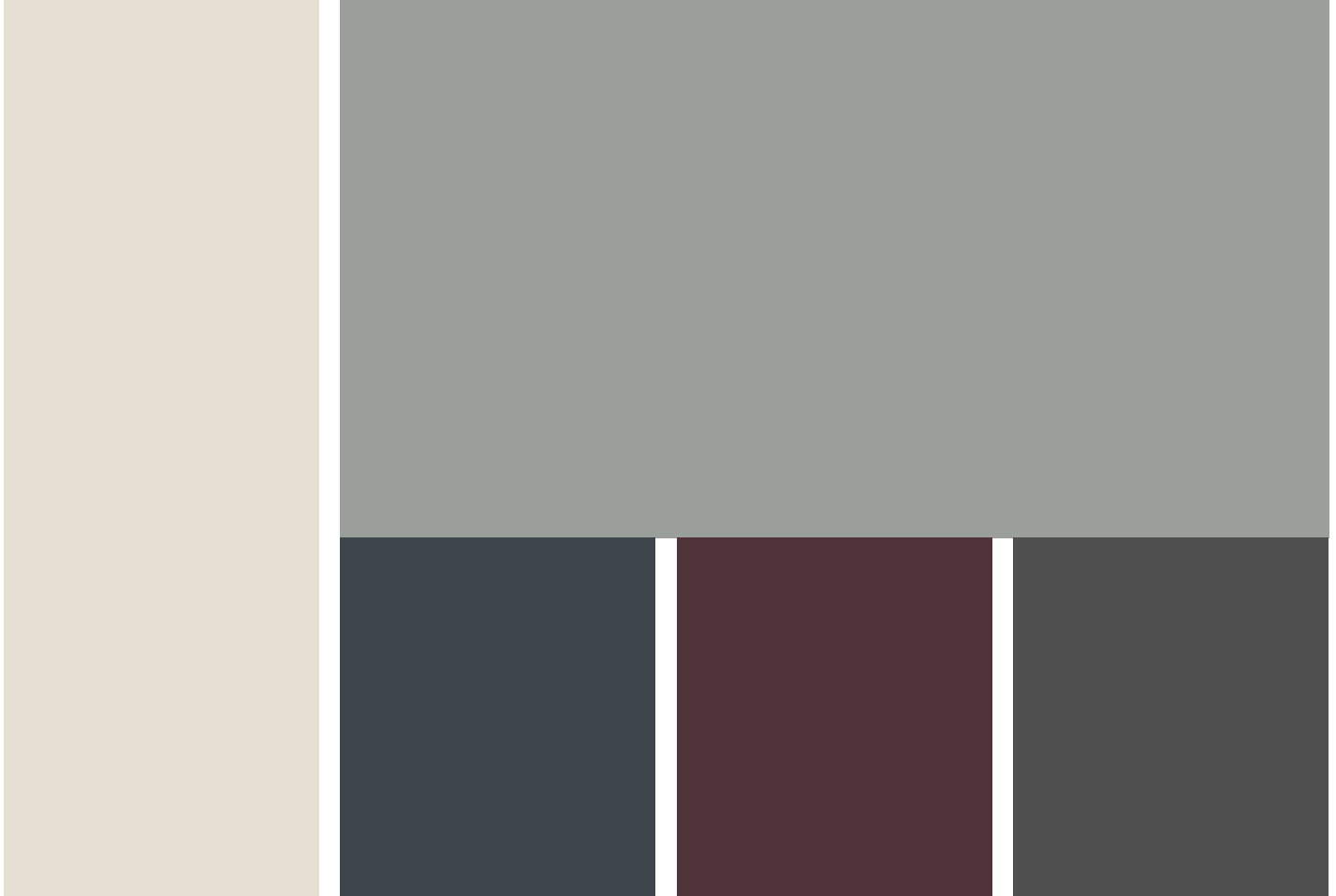
SHARE THESE GUIDELINES WITH YOUR PAINT CONTRACTOR

COLUMBIA HOA

SCHEME 1

Body

Native Flora KM5745



Trim

Canvas Cloth KM4583

1

2

3

Accent Options (choose one):

1. Lights Out KMA79
2. Nectar Of The Gods KMA48 *
3. Black Oak KMA89

* Not permitted on fascia

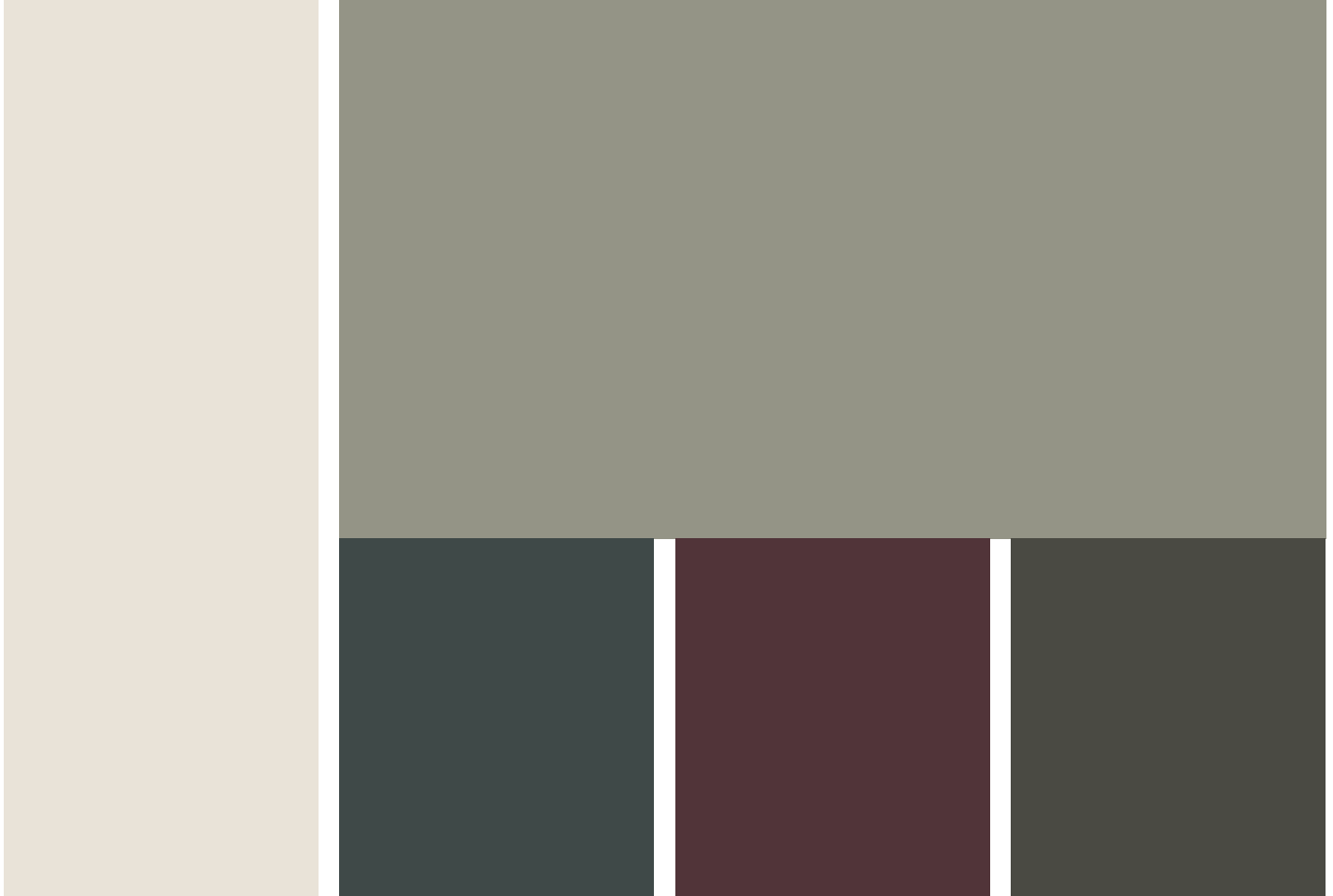
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 2

Body

Venetian Wall KM4790



Trim

Moon Shell KM4933

1

2

3

Accent Options (choose one):

1. Green Valley KMA63
2. Nectar Of The Gods KMA48 *
3. Natural Pumice KM4953

* Not permitted on fascia

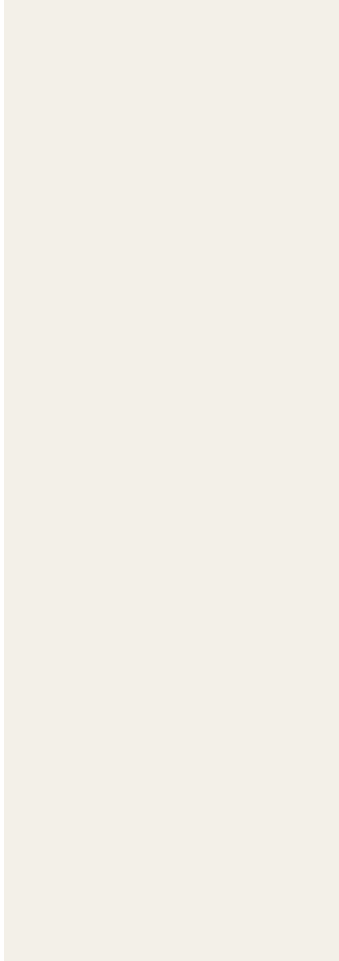
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 3

Body

Viking Castle KM4944



Trim

Swiss Coffee 23



1

2

Accent Options (choose one):

1. After Midnight KM4890
2. Walnut Grove KM4470 *

* Not permitted on fascia

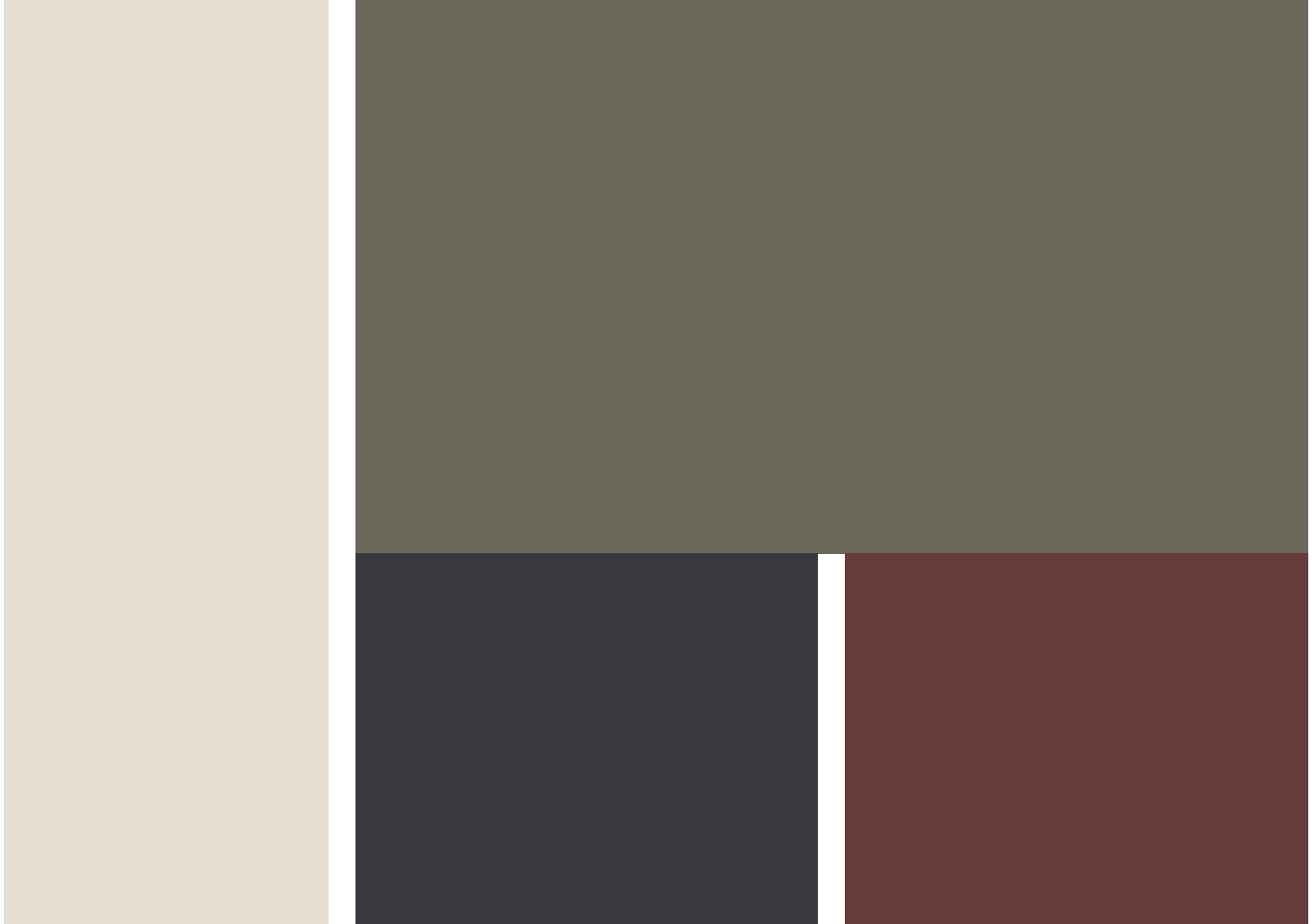
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 4

Body

Duck Willow KM4791



Trim

Canvas Cloth KM4583

1

2

Accent Options (choose one):

1. After Midnight KM4890
2. Walnut Grove KM4470 *

* Not permitted on fascia

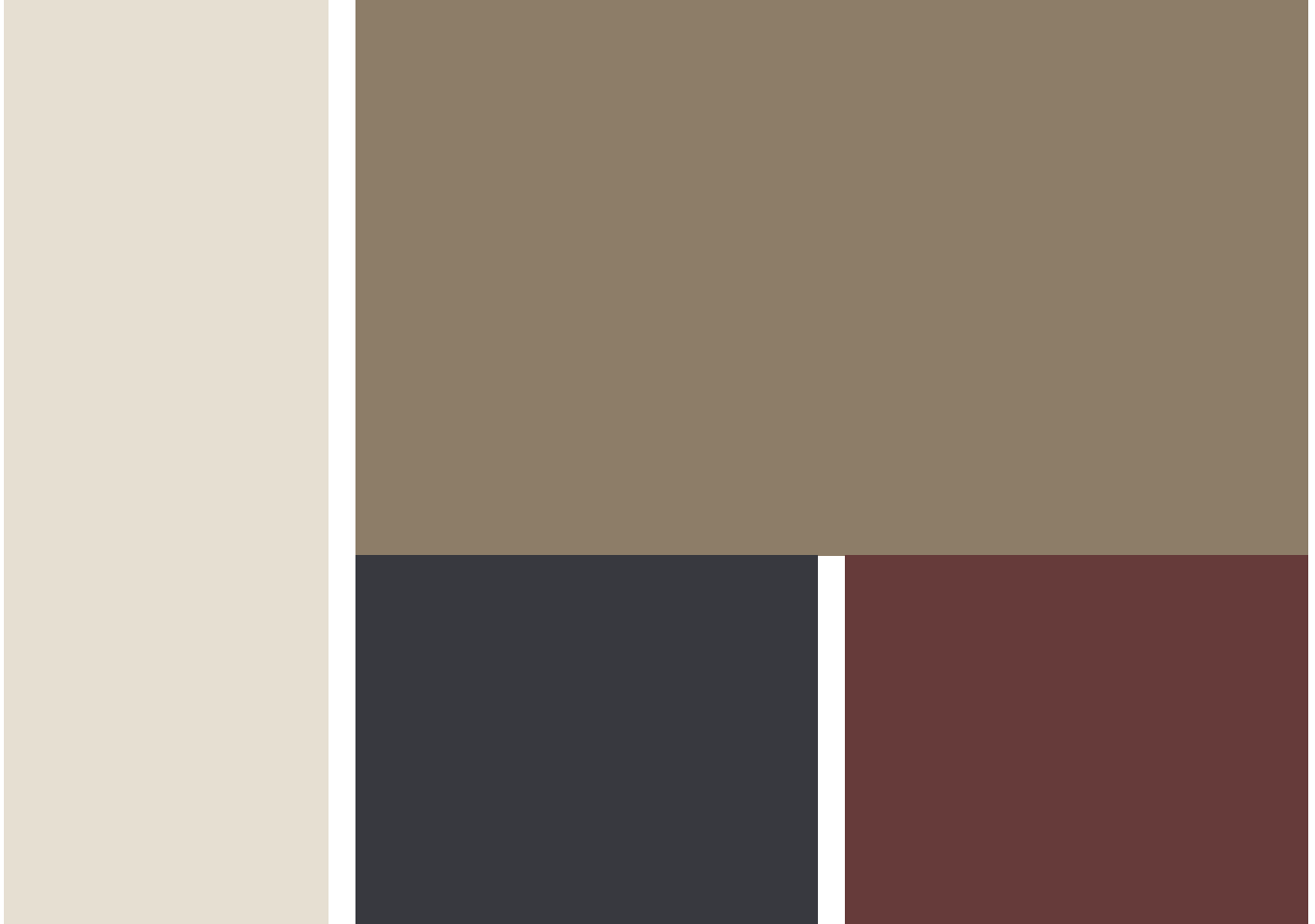
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 5

Body

Eagle's Meadow KM5779



Trim

Canvas Cloth KM4583

1

2

Accent Options (choose one):

1. After Midnight KM4890
2. Walnut Grove KM4470 *

* Not permitted on fascia

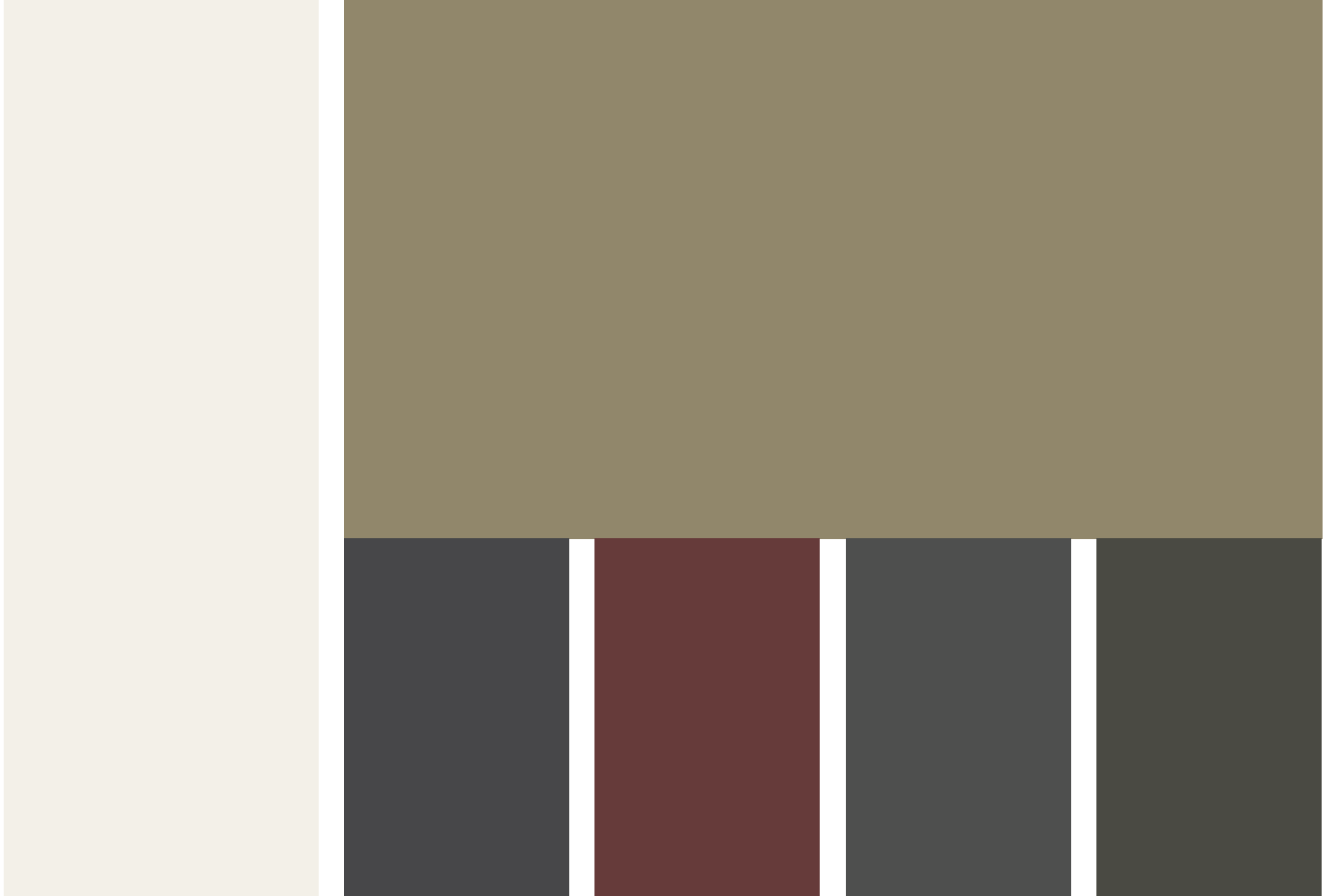
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 6

Body

Open Range KM4720



Trim

Swiss Coffee 23

1

2

3

4

Accent Options (choose one):

1. Wrought Iron Gate KM4876
2. Walnut Grove KM4470 *
3. Black Oak KMA89
4. Natural Pumice KM4953

* Not permitted on fascia

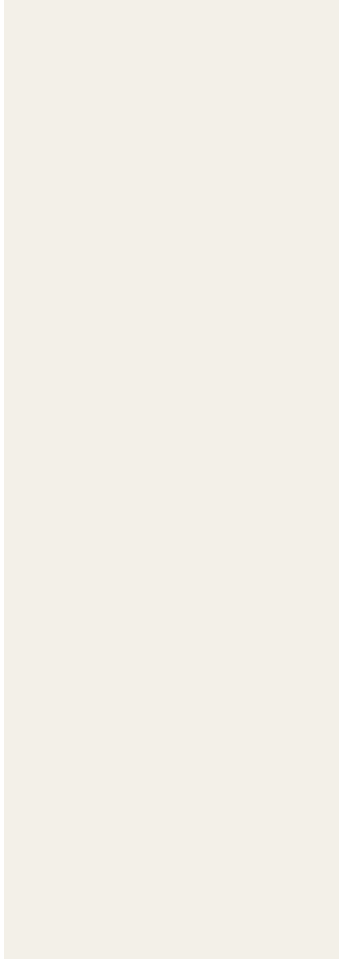
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 7

Body

Jungle Cover KM4812



Trim

Swiss Coffee 23



1

2

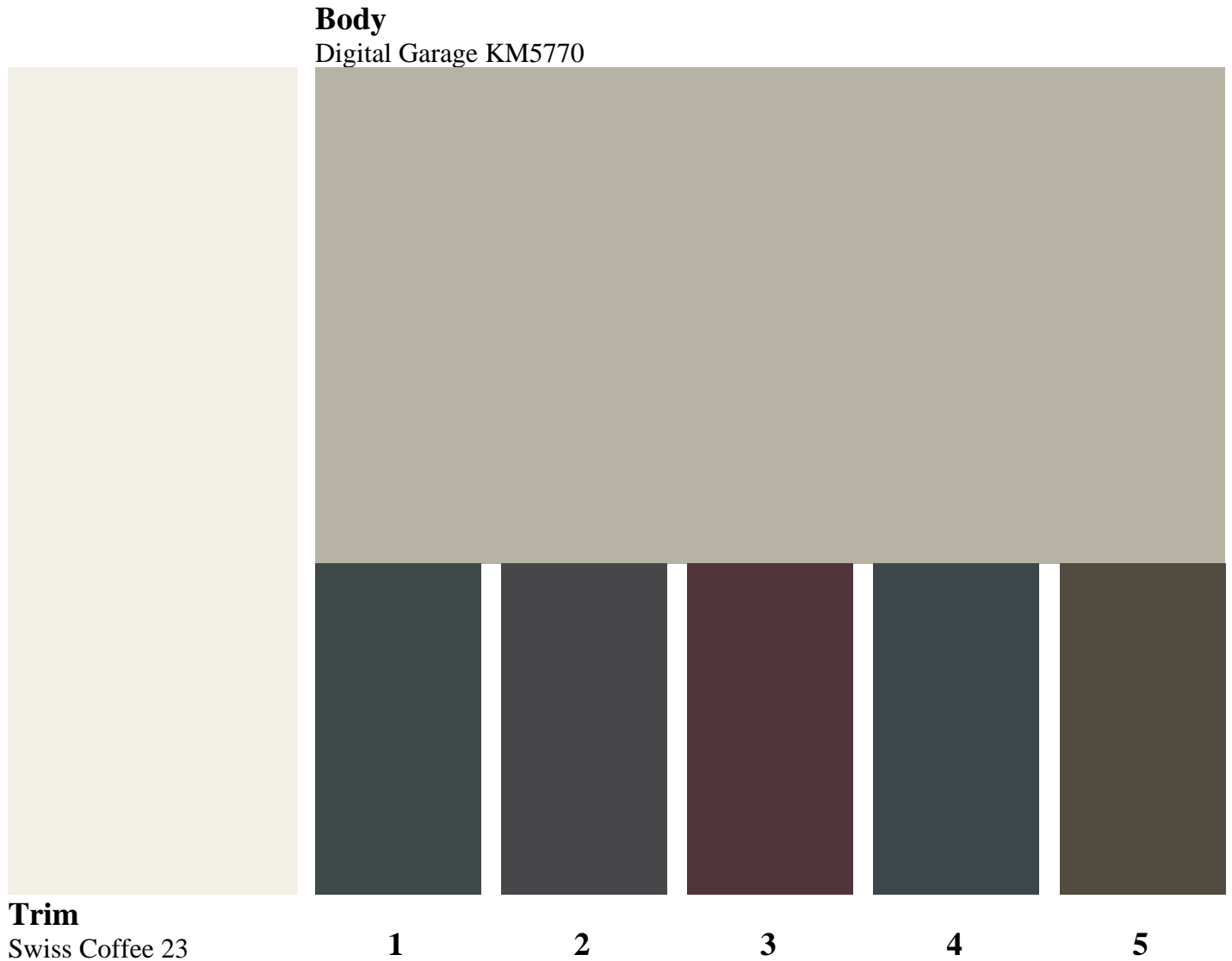
Accent Options (choose one):

3. Wrought Iron Gate KM4876
4. Blackjack KMA90

Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 8



Accent Options (choose one):

1. Green Valley KMA63
2. Wrought Iron Gate KM4876 *
3. Nectar Of The Gods KMA48 *
4. Lights Out KMA79
5. Arrowhead KM4939

* Not permitted on fascia

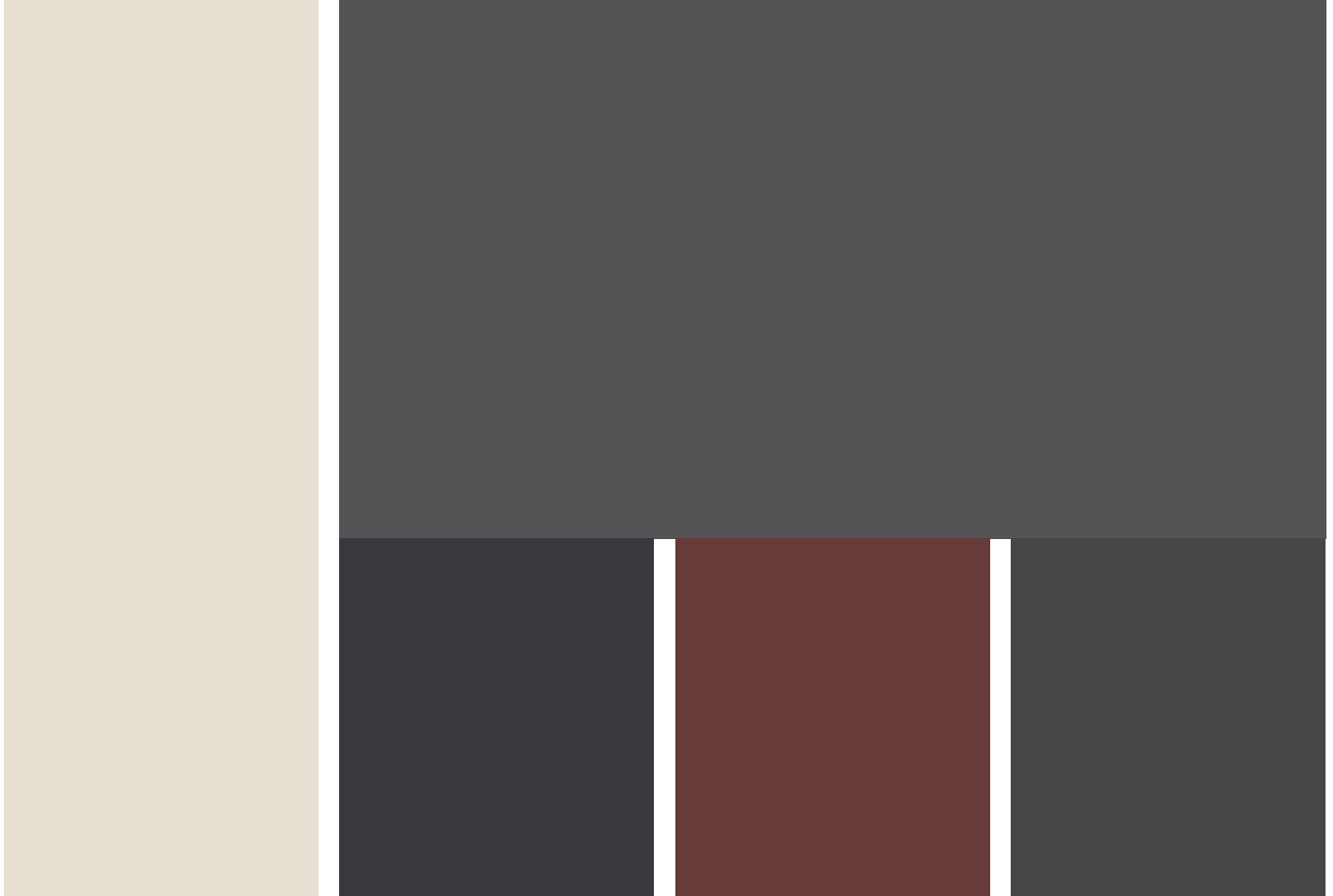
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 9

Body

Finger Print KMA85



Trim

Canvas Cloth KM4583

1

2

3

Accent Options (choose one):

1. After Midnight KM4890
2. Walnut Grove KM4470 *
3. Wrought Iron Gate KM4876 *

* Not permitted on fascia

Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 10

Body

Mississippi River KM4847



Trim

Canvas Cloth KM4583

1

2

3

Accent Options (choose one):

1. After Midnight KM4890
2. Walnut Grove KM4470 *
3. Green Valley KMA63

* Not permitted on fascia

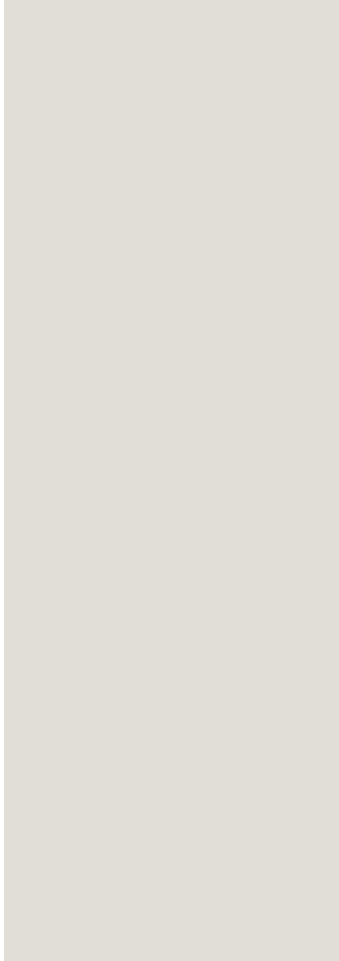
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 11

Body

Dusky Grouse KM5813



Trim

Hush Gray KM4905



1

2

Accent Options (choose one):

1. Willow Blue KMA35
2. King Creek Falls KM5814 *

* Not permitted on fascia

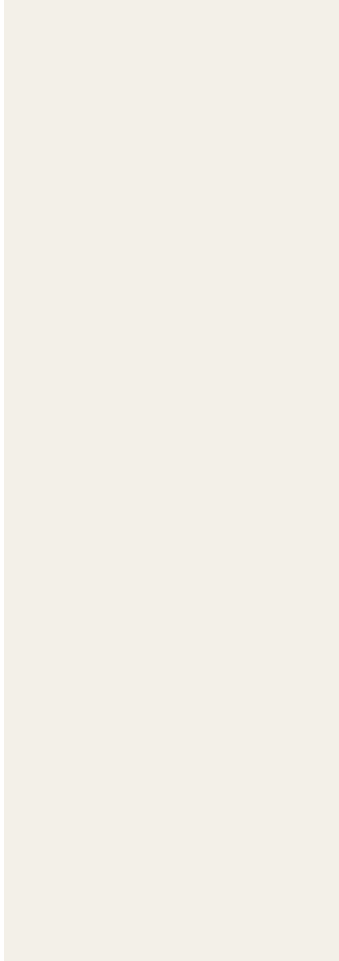
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 12

Body

Oyster Bay KM4874



Trim

Swiss Coffee 23



1

2

Accent Options (choose one):

1. After Midnight KM4890
2. Blackjack KMA90

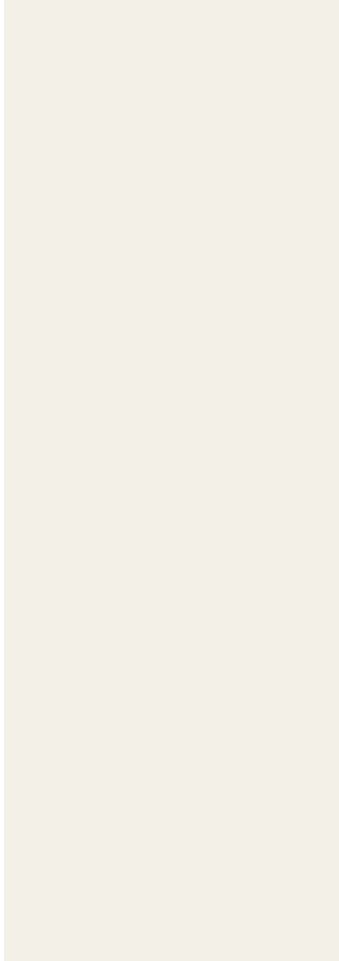
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 13

Body

Midnight Pearl KM4875



Trim

Swiss Coffee 23



1

2

Accent Options (choose one):

1. After Midnight KM4890
2. Wrought Iron Gate KM4876

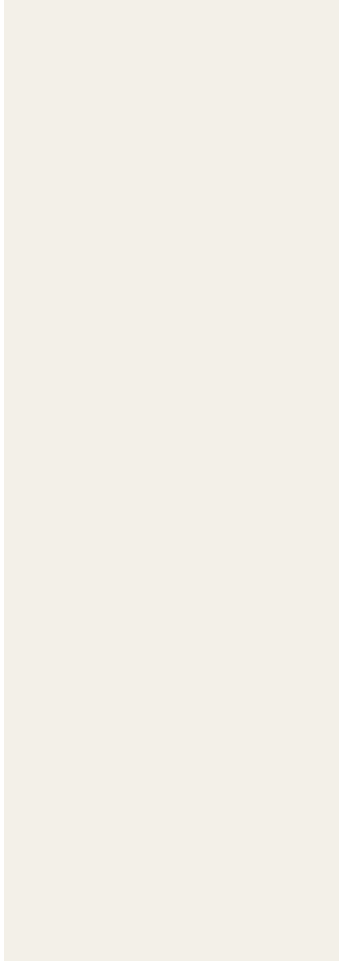
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

SCHEME 14

Body

Midnight Pearl KM4875



Trim

Swiss Coffee 23



1

2

Accent Options (choose one):

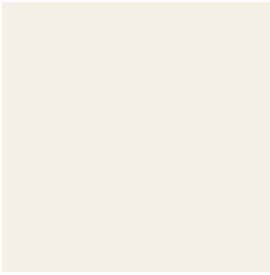
1. After Midnight KM4890
2. Walnut Grove KM4470 *

* Not permitted on fascia

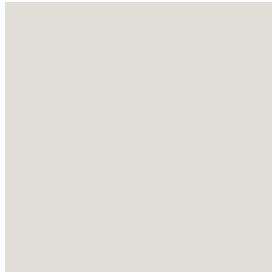
Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

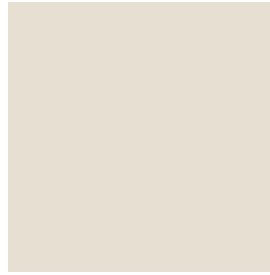
TRIM COLORS



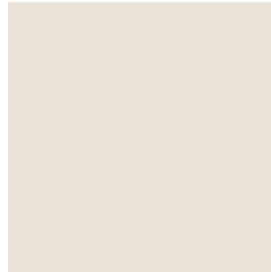
Swiss Coffee



Hush Gray



Canvas Cloth



Native Flora

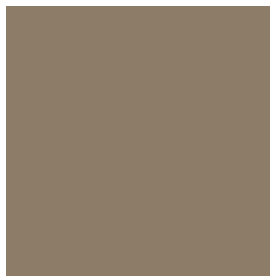
BODY COLORS - GRAYS & BROWNS



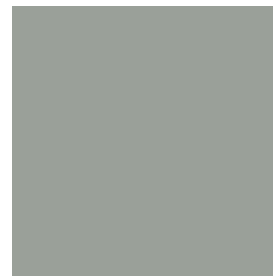
Digital Garage



Finger Print



Eagle's Meadow

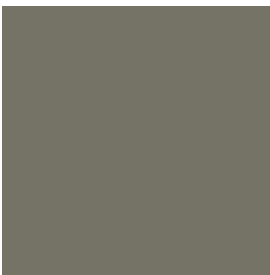


Native Flora



Jungle Cover

BODY COLORS - GREENS



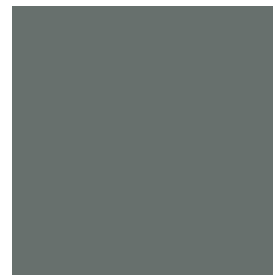
Viking Castle



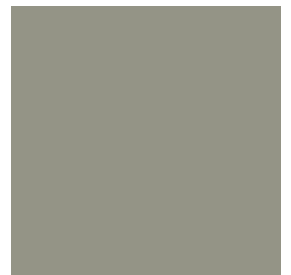
Duck Willow



Open Range



Mississippi River



Venetian Wall

BODY COLORS - BLUES



Dusky Grouse



Oyster Bay

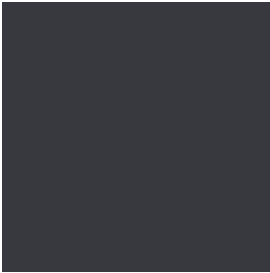


Midnight Pearl

Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.

COLUMBIA HOA

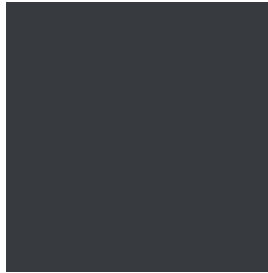
ACCENT COLORS



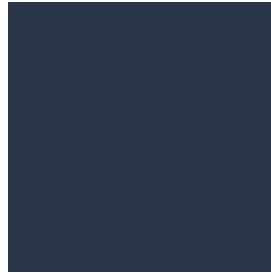
After Midnight



Wrought Iron Gate



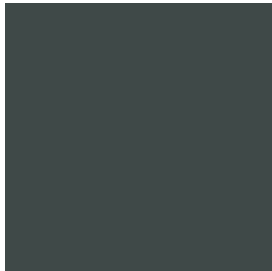
Blackjack



Willow Blue



Walnut Grove



Green Valley



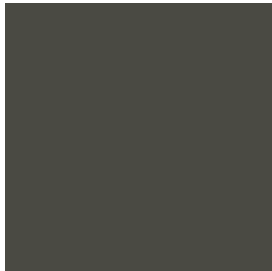
Nectar of the Gods



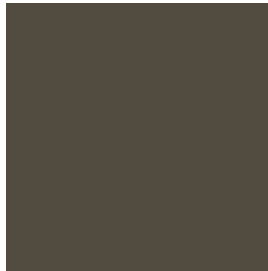
Lights Out



Black Oak



Natural Pumice



Arrowhead



King Creek Falls

FINISHES

Flat

Low Sheen

Satin

Kelly-Moore paints are produced to match the color chip as accurately as possible; however, variations in types of products, gloss, texture, lighting and adjacent colors can cause a difference in appearance between the color of the chip and the color of the applied paint. Critical color matches should be applied to the building, allowed to dry, and checked before proceeding with the entire job.