

Please be advised that with regard to Section 7.1 of the Covenants and Restrictions related to exterior changes and painting, the neighborhood has not always had conformity and compliance with this section. The Board recognizes there is a cost for homes to come into compliance as well as a lack of previous guidance and a published color pallet.

With that in mind, for this one area of the covenants and restrictions only, the following policy effective 10/1/19 will be applied:

1. Homeowners will need to comply with the provisions of Section 7.1 of the Declaration (the "Color Palette").
2. Any homes not currently in compliance with the Color Palette shall be "grandfathered" in; provided, however, that upon the next painting of a home or any portion thereof, such Owner must bring the home into compliance with the Color Palette.
3. The Color Palette as provided by Marini Builders is listed below. You can also visit the Marini Design Center at 624 New Loudon Road Latham. If you are unsure, it is recommended that you reach out to the Board or CYC for confirmation before you paint.

Section 7.1 Maintenance. *All exterior surfaces and lawns requiring periodic painting, cleaning, washing, mowing, fertilizing or other maintenance shall be promptly given such required maintenance or repair for the preservation of the values and aesthetics of the community. All exterior painted surfaces, including but not limited to doors, door frames, garage doors, garage door frames and any other painted surface shall be as nearly the same as existed at the time of original conveyance by the Builder. It being the intent of this paragraph that the original architectural design and color patterns used in the construction of the homes within the community shall not be materially altered. Type your paragraph here.*

The colors are as follows:

Top row:

Moss green
Wine Berry
Federal Brown
Clay
Classic Blue
Black

Bottom row:

Musket Brown
Midnight Green
Midnight Blue
Forest Green
Bordeaux
Colonial Green

*Grey and White were also part of the original color palette.

