

HUNTERS POINTE HOMEOWNERS' ASSOCIATION GUIDELINES FOR MEMBERS SEEKING APPROVAL FROM THE ARCHITECTURAL CONTROL COMMITTEE (ACC)

Any changes to the exterior of a home must be approved by the ACC before work can begin. Once a request is received, the ACC has a maximum of 45 days to approve or deny the request. Fortunately, most requests are decided upon in a fraction of that time.

The ACC has sole discretion to determine what is in harmony and keeping with the existing standards of the neighborhood and its decision is final. These Guidelines have been compiled to provide guidance to members seeking approval from the ACC in order to inform and advise them on effective ways to plan their projects in keeping with the HOA's Restrictive Covenants and efficiently securing the ACC's approval.

Submitting a Request

1. Complete ACC form & send to ACC at hunterspointecovenants@gmail.com.
2. If there are any questions or additional information is needed, a member of the ACC will be in touch.
3. Work may proceed once approval has been given in writing, typically by email.

Please be mindful that these guidelines do not replace the covenants but serve to support and clarify where questions arise. The following items are requested more frequently than others.

Section 1. Land Use and Building Type

(e) Fences

- Maximum height of a fence is 6 feet.
- Fences flanking the home and facing the street must be one of the following:

Pre-treated lumber (if painted, color must be approved)

White vinyl

Brick (color must be approved)

Designer metal

Examples of fence materials approved by the ACC:





The ACC will approve black chain link fences that run down the sides and rear of the property only. Fencing should be consistent on all sides of the property, particularly where it is adjacent to or can be seen by neighbors.

(i) Any and all outbuildings such as greenhouses, storage sheds, and other similar structures (“Outbuildings”) must be approved by the ACC. As stated in the covenants, all submissions must include pictures and descriptions of the proposed Outbuilding, sketches or diagrams demonstrating the Outbuilding’s location relative to house and property lines, exterior materials, paint samples, siding, roof shingles, and any other feature of the outbuilding.

- Maximum size for any outbuilding is 200 square feet.
- Only one (1) outbuilding per lot.
- The outbuilding must be of complementary design and color scheme to the house.
- Metal outbuildings or outbuildings with metal roofs are not permitted.

Section 7. Nuisances/Annoyances/Prohibited Activities

(g) Satellite dishes/antennas: Placement must be approved by the ACC prior to installation.

(k) Structures/fixtures/objects: Any must be approved by the ACC prior to installation or change. Any changes in paint color to the exterior must also be approved by the ACC.

(l) The ACC requires mailboxes of a uniform design. If your mailbox is damaged, it is your responsibility to repair/replace with an exact match to the damaged piece or unit. This can be purchased directly from Addresses of Distinction from this [landing page](https://mymailboxorder.com/hunterspnt/).
<https://mymailboxorder.com/hunterspnt/>

