

Heritage Village Home Improvement Specifications

Home Improvement

Pursuant to Paragraph 15 of the *Supplement and Amendment to the Master Deed of Heritage Village Condominium*, all homeowners who wish to make changes at the exterior, or visible at the exterior, of their home must obtain written permission from the Board of Directors. This information is provided to guide you on what is approved prior to submitting your request. The attached form should be used to submit a request.

Replacement Windows – The Board has approved two options:

1. Replace the glass in the existing aluminum framed windows. This may be done by any professional offering this service who will warranty his work.
2. Install replacement windows manufactured pursuant to the following guidelines:

- o **Color** – Dark bronze/Brown

- o **Style** – Double Hung at all units with 101 through 710, and side by side on units 1001 through 1069, and must match the original window design and grid pattern.

- o **Vendor** – Sterling Windows is the approved vendor. The phone number for Sterling Windows is (615) 726-2216.

In the event that a homeowner wishes to install a different replacement window or use another vendor he or she must obtain the express written consent of the board. It is not our intention to unreasonably limit choices, only to protect the appearance of our community. In the event an owner installs windows that are not approved by the board, the owner may be required to replace them with approved windows at his or her expense.

Front Doors

The Board permits the replacement of the front doors as follows:

- o **Color** – Must be painted by the homeowner and the Association provides the paint.
- o **Style** – There are three approved styles for replacement doors. Examples of each of the approved styles are below.



Front Storm Doors

The Board permits replacement or installation of a storm door as follows:

- o **Color** – Ivory.
- o **Style** – There are two approved styles for storm doors. Examples of both of the approved styles are below.



Patio Covers:

- o **Approved Vendors** – There are two approved vendors for the installation of a patio cover as follows:

AAA Home Improvement, Inc.	615-859-2868
ThermaVue Exteriors, LLC	615-326-1334

In the event that a homeowner wishes to use another vendor he or she must obtain the express written consent of the Board. It is not our intention to unreasonably limit choices, only to protect the appearance of our community. In the event an owner installs a patio cover that is not approved by the Board, the owner may be required to remove the patio cover at his or her own expense.

Fences:

- o **Design** – Owners must receive written permission from the Board of Directors to change the height or style of any fence. Vinyl or wrought iron fences are prohibited.
- o **Stain** – The fence stain brand is Olympic Elite Stain and the color is Canyon Sunset in opaque. All fences must be stained the same color, and this stain must be applied by brush. The Association will provide the stain.

This is not intended to be an exhaustive list of improvements which are permitted. Any change at the exterior of the condominium, visible from the exterior of the condominium, or which affects the structure must be approved in writing by the Board of Directors in advance.

Heritage Village Condominiums
ARCHITECTURAL IMPROVEMENT APPLICATION

Submit to:
Heritage Village Board of Directors
c/o Dana Tiblier Management Services, Inc.
1994 Gallatin Pike N Ste. 307
Madison, TN 37115

Attention: Board of Directors

Property Owner: _____ Phone: _____
Property Address: _____ Unit: _____ (Condo Only)
Proposed Improvement: (Description)

Improvements meet codes: ()Yes ()No Contractor Licensed: ()Yes ()No
Building permit required: ()Yes ()No
(If so, have obtained): ()Yes ()No
Dimensions: (if applicable)
Color: _____ (if applicable)
Location: _____ (on home/property)

INTERNAL USE

Date DTMS Rec'd: _____ Rec'd By: _____
Date AAC Rec'd: _____ Rec'd By: _____
Date of Inspection: _____ Inspected By: _____
Date Approved: _____ Date Denied: _____

Approved with conditions:
