

ADDENDUM

TO THE OAKS TOWNHOUSE ASSOCIATION ARCHITECTURAL GUIDELINES

1. Approved Replacement Front Porch Lighting Fixtures
 - a. Westover model 135-1602 BK (black) Approx. size 24.5” high x 11.5”wide x 14” extension.
 - b. Bulb recommendations: For inside units (one fixture) 40Watt or 25Watt candelabra. For outside units (two fixtures) 25Watt candelabra.
 - c. Available at Lighting and Lamp, 2552 Highway 31, Pelham, AL.

2. Approved House Trim and Siding Paint Colors
 - a. Sherwin Williams Super Paint Satin Latex Base #A89W1151. Color formula: B1-2; Y3-23; N1-11+1 (This is the original Oaks color). If semi-gloss is desired, use Sherwin Williams SOLO paint. An acceptable match is Benjamin Moore's Philadelphia Cream (HC-30) which is available in both satin and semi-gloss.
 - b. Benjamin Moore's Huntington Beige (HC-21) which was approved in 2014. The satin base is 2N 401 2X and the semi-gloss base is W 096 2X.
 - c. If you wish to use paint from another company, a sample of the paint to match the above formula must be approved by the Architectural Committee.

3. Approved Front Door and Storm Door Color
 - a. In addition to matching the house trim/siding color above, front doors may be painted black using an exterior latex such as Benjamin Moore's Black or Sherwin Williams' Tricorn Black. Satin or semi-gloss may be used.
 - b. **Storm doors must always match the color of the front door.**

4. Approved Shutter Paint Color is black as described in 3. above. Semi-gloss recommended.

5. Approved Replacement Siding – Hardiplank® Colonial Smooth™ Lap Siding, (8” width only, primed.) Siding must be painted to match house trim color. Please note that this siding does not match the original “Masonite” siding used in The Oaks, therefore requiring that the entire wall be replaced at one time.

6. Approved Roofing Material – GAF Timberline 30-year/ AR. Color: Slate Blend [Approved 10/22/03]

7. Approved Wrought Iron Railings for front steps.
 - a. 2” square post with 1 3/4-inch handrail cap and round ball
 - b. Contact Nelco Ornamental Ironworks, 903 40th St. N., Birmingham, AL

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8. Approved Replacement Garage Doors
 - a. Steel Doors from approved manufacturer/supplier, either 4 panels x 8 panels double doors or 4 panels x 4 panels single doors as required on the individual unit.
 - b. Approved manufacturers are:
 - i. Overhead Door Corporation (several suppliers including Overhead Door Co. of Birmingham)
Model # 180 – Insulated, 2-inch door; steel face on outside only; 20-year warranty on corrosion and
Model #391 – Insulated 2-inch door; steel face on both sides; lifetime warranty on corrosion.
 - ii. Clopay Garage Door Corporation – Home Depot Model HDG or Clopay Model #4300 (available from A Plus Garage Doors and other suppliers). These models are identical and are insulated, 2-inch doors with steel face on both sides; lifetime warranty on corrosion.
 - c. Other manufacturers/suppliers may also have acceptable replacement garage doors. Owners wishing to use a door other than those listed above must first get the written approval of the Architectural Committee.