

ACADIA PLANTATION

FRENCH ARCHITECTURAL REGULATIONS

	BUILDING WALLS	BUILDING ELEMENTS	ROOFS	WINDOWS AND DOORS
AMENITIES	<p>VARIANCES TO THE ARCHITECTURAL REGULATIONS MAY BE GRANTED ON THE BASIS OF ARCHITECTURAL MERIT.</p> <p>BUILDING WALLS SHALL BE ONE COLOR PER MATERIAL USED. COLORS OF STUCCO SHALL BE WARM IN TONE, SUBJECT TO APPROVAL FROM THE ACADIA PLANTATION ARCHITECT. PAINTS FOR MASONRY APPLICATIONS SHALL HAVE A FLAT FINISH. ALL EXTERIOR WOOD SIDING SHALL BE PAINTED OR STAINED, PREFERABLY ON BOTH SIDES. TRIM (BALCONY AND PORCH POSTS, RAILS, WINDOW TRIM, RAFTER TAILS, ETC) SHALL BE PAINTED TO COMPLEMENT THE COLUMNS AND OVERALL VALUE OF THE BUILDING. AN ACCENT COLOR FOR ITEMS SUCH AS THE FRONT DOOR, PICKETS, TRIM, AND SHUTTERS MAY BE USED SUBJECT TO APPROVAL FROM ACADIA PLANTATION ARCHITECT. WALLS AND FENCES SHALL BE IN A RANGE OF COLORS APPROVED FOR THEIR RESPECTIVE MATERIALS. OTHER COLORS MAY BE ADDED TO THE LIST AFTER CONSULTATION WITH THE TOWN ARCHITECT. PLEASE REFER TO OUR CURRENT LISTING FOR PRE-APPROVED COLORS. LISTED UNDER THE MARTIN SENOUR AUTHENTIC COLONIAL COLORS SERIES.</p>	<p>TRIM (BALCONY AND PORCH POSTS, RAILS, WINDOW TRIM, RAFTER TAILS, ETC) SHALL BE PAINTED OR STAINED TO COMPLEMENT THE COLUMNS AND OVERALL VALUE OF THE BUILDING. AN ACCENT COLOR FOR ITEMS SUCH AS THE FRONT DOOR, PICKETS, TRIM, AND SHUTTERS MAY BE USED SUBJECT TO APPROVAL FROM THE ACADIA PLANTATION ARCHITECT.</p> <p>GARAGE APRONS SHALL BE OF SQUARE OR RECTANGULAR PERVIOUS CONCRETE PAVERS, BRICK OR CONCRETE. PAVERS MUST CONTRAST DRASTICALLY WITH THE STREET SURFACE COLOR.</p> <p>MAIL BOXES SHALL BE AS MANUFACTURED BY WALPOLE WOODWORKERS, 767 EAST STREET, WALPOLE, WA 02081. PHONE: 1.800.343.6948. MODEL TO BE SELECTED BY OWNER, PAINTED WHITE.</p> <p>THE FOLLOWING SHALL BE SUBJECT TO APPROVAL FROM THE ACADIA PLANTATION ARCHITECT: BRICK, MORTAR COLORS, COLORS AND PATTERNS, FENCE DESIGNS AND EXTERIOR LIGHT FIXTURES.</p> <p>THE FOLLOWING SHALL BE PERMITTED ONLY IN REAR YARDS AND WHERE NOT EASILY VISIBLE FROM STREET OR PATHS. HVAC EQUIPMENT ("SILENT" MODELS PREFERRED), UTILITY METERS, SATELLITE DISHES, PERMANENT GRILLS, PERMANENT PLAY EQUIPMENT, HOT TUBS (THOSE AT GROUND LEVEL MUST BE COVERED), AND GARBAGE COLLECTION EQUIPMENT.</p> <p>IN-GROUND SWIMMING POOL WILL BE PERMITTED BUT WILL BE CONSIDERED A HARD SURFACE TO BE INCLUDED IN THE TOTAL ALLOWABLE FOOTPRINT.</p> <p>THE FOLLOWING SHALL NOT BE PERMITTED: PANELIZED WALL MATERIALS, QUOINS, STUCCO COVERED, FOAM MOLDINGS, CURVED WINDOWS, WINDOW AIR-CONDITIONING UNITS, EXTERIOR FLUORESCENT LIGHTS, EXTERIOR FLOOD LIGHTS, ABOVE-GROUND POOLS (EXCEPT THOSE OF THE INFLATABLE VARIETY), ANTENNAS, FLAGS AND FLAG-POLES (EXCEPT OFFICIAL FLAGS OF COUNTRIES, STATES, COUNTIES AND CITIES FLOWN FROM 6 POLES MOUNTED AT A 45 DEGREE ANGLE TO BUILDING WALLS), SIGNS (ON PRIVATE PROPERTY), DIRECT VENT FIREPLACES, EXTERNAL ALARM SYSTEMS, AND SKYLIGHTS.</p> <p>CARPORTS ARE ALLOWED IN LIEU OF GARAGES ON ALLEY LOADED LOTS ONLY.</p>	<p>THE FOLLOWING SHALL NOT BE PERMITTED: METAL FINISHES IN ANY COLOR OTHER THAN THOSE INDICATED IN THIS DOCUMENT.</p>	<p>THE FOLLOWING SHALL NOT BE PERMITTED: CURVED WINDOWS.</p>
NOTES	<p>THE FOLLOWING SHALL NOT BE PERMITTED: PANELIZED WALL MATERIALS, QUOINS, STUCCO COVERED, FOAM MOLDINGS, CURVED WINDOWS, WINDOW AIR-CONDITIONING UNITS, EXTERIOR FLUORESCENT LIGHTS, EXTERIOR FLOOD LIGHTS, ABOVE-GROUND POOLS (EXCEPT THOSE OF THE INFLATABLE VARIETY), ANTENNAS, FLAGS AND FLAG-POLES (EXCEPT OFFICIAL FLAGS OF COUNTRIES, STATES, COUNTIES AND CITIES FLOWN FROM 6 POLES MOUNTED AT A 45 DEGREE ANGLE TO BUILDING WALLS), SIGNS (ON PRIVATE PROPERTY), DIRECT VENT FIREPLACES, EXTERNAL ALARM SYSTEMS, AND SKYLIGHTS.</p> <p>VARIANCES TO THE ARCHITECTURAL REGULATIONS MAY BE GRANTED ON THE BASIS OF ARCHITECTURAL MERIT.</p> <p>THESE REGULATIONS WILL BE UPDATED PERIODICALLY, AND ALL SUBSEQUENT CHANGES WILL APPLY TO ALL BUILDINGS WHICH HAVE YET TO COMPLETE THE SCHEMATIC DESIGN PHASE.</p>			