

Stanford Court II Condominium Association
Exterior Alteration Request

Unit owners are required to submit to the Stanford Court II Condominium Association Executive Board exterior alteration requests (storm doors, window replacement, awnings, front flower bed garden décor) for review and consideration.

All exterior alterations subsequently approved become the sole responsibility of the current and future unit owner(s), their heirs, successors, and/or assignees. The Association's insurance coverage and maintenance contracts are not responsible for damages and/or thefts of exterior alterations.

Guidelines

Front Storm Doors – Owners are required to provide to the Executive Board a brochure and/or photograph of the door. The door must be a full view door and painted the same color as the front door or surrounding door molding. Cost for the door, installation and maintenance are the responsibility of the unit owner. If the storm door is removed for any reason, removal costs as well as costs to reconstruct the front door to the original condition are the unit owner's responsibility.

Window Replacement – Owners are required to provide to the Executive Board a brochure and/or photograph of windows. The windows must have mullions/grilles and compliment the overall color scheme of the unit. Cost of the windows, installation and maintenance are the responsibility of the unit owner.

Patio Awnings – Owners are required to provide the Executive Board with a brochure and/or photograph of the awning, as well as the mounting/construction method. Cost of the awning, maintenance and responsibility are the responsibility of the unit owner. If the awning is removed, removal costs and costs to reconstruct the back of the unit to the original condition are the unit owner's responsibility.

Front Flower Bed Garden Décor – The Executive Board will approve the placement of appropriate flower bed garden décor (shepherd's hocks with baskets and/or seasonal flags) upon receipt and review of these requests. However, disputes regarding damage of such items by the Association's lawn contractor are strictly between the unit owner and the contractor. Reminder: Plants are not to be planted in the front flower beds.

The below form is to be completed and signed by the unit owner outlining the exterior alternation being requested. The unit owner's signature signifies the signee's acceptance of the above outlined stipulations.

The Executive Board will review and notify the unit owner within _____ business days of receipt of the request. .

I, the signee(s) and current owner(s) of _____ Stanford Court, hereby request the Executive Board of the Stanford Court II Condominium Association review and approval of the below described exterior alteration.

Owner(s) Signature

Date

Telephone Number and/or email address

Executive Board Action

Approval Date/Conditions _____

Date Request Denied or Additional Information Requested _____

Executive Board President Signature _____

**STANFORD COURT II CONDOMINIUM ASSOCIATION
STORM DOOR AGREEMENT**

I, the signee and current owner of Stanford Court II Condominium Association Unit _____, do obligate myself, my heirs, my assignees, and all possible future owners of Unit _____ to the following additional rules and regulations to the said unit.

- A. Permission for the installation of a front storm door must be requested by the unit owner, and granted by the Executive Board, before construction can start.
- B. The storm door must be a full view unit made of aluminum and glass.
- C. The door must be painted the same color as the current door or molding surrounding door. The Executive Board will confirm the unit's color requirement(s).
- D. All costs for the door and installation will be covered by the unit owner.
- E. All future maintenance costs for the storm door will be covered by the unit owner. The Executive Committee has full discretion and authority over maintenance responsibilities.
- F. If for any reason the storm door is to be removed from the unit, all removal costs and costs to reconstruct the front door to the original condition will be covered by the unit owner.
- G. The unit owner will provide the Executive Board with proof of insurance covering liabilities associated with the storm door.
- H. The signing unit owner legally binds all future owners of the unit to the additional rules and regulations.
- I. The proposed changes to the Rules and Regulations of the Bylaws do not affect any other current Stanford Court II condominium Association Bylaws and Rules and Regulations. The changes are a separate and independent exception.

Unit Owner _____

Date _____

Executive Board President _____

Date _____

Exterior Door and Storm Door Style References

Approved Exterior Door Style- Six Panel



Approved Styles



Fullview



FULLVIEW DOORS
Let in the maximum amount of light and air while beautifully framing your entry door.



FULL-LITE DOORS
Let in an abundance of light while also benefitting from convenient anytime ventilation without having to remove a glass panel.

Examples of NOT Approved Styles



Bevel Glass



Midview



Highview



3/4 LITE

Enhance your entryway by choosing optional grille and decorative lower panel options.



1/2 LITE

Traditional styling possible with optional grille and multiple decorative lower panel options.