

## Memorandum

January 2004

To: Hunters Ridge HOA Directors

From: Hunters Ridge ACC

Re: Roof materials

Due to the age of the houses in our development, some homeowners may be considering roof replacement.

The Declaration of Protective Covenants, Conditions and Restrictions, Article IV 4.5 "Roofs", covers materials for roofs:

Roofs on all buildings must be finished with cedar shakes or shingles unless approval for use of other material is granted by ACC.

Based on the decline of quality and limited availability for Cedar shakes and shingles, the ACC met and has given approval for one specific alternate material: CertainTeed Presidential Shake. Further, the only colors approved are: Aged Bark, Charcoal Black, Shadow Gray, and Autumn Blend.

No other materials have been approved by the Hunters Ridge ACC, thus, use of any other material other than cedar shakes, cedar shingles, or CertainTeed Presidential Shake (four approved colors) would be a violation of Declaration of Protective Covenants, Conditions and Restrictions, Article IV 4.5.

The ACC is formally asking, via this memo, to notify homeowners of the material choices and to properly enforce the CC&R's regarding this matter.

If there are any questions or if there are other materials the ACC should consider, please do not hesitate to ask. The ACC is open to reviewing any roofing material the Hunter's Ridge Home owners present.

Sincerely,  
Keith Hemstreet 392-8004  
Steve Klett 391-6411  
Peter Weiler 392-5097