

South Park Homeowners Association

Front Door Replacement Guidelines

Would you like to install a new front door at your townhouse?

You can change your townhome looks by replacing your front door. The board allows homeowners to take control (within reason) of their own front doors, if they like. You may install a paneled or natural finish wood door, either without any windows or with a fanlight window style ONLY. The board has selected door styles for you to choose from and install. Of course, replacing a damaged door with a matching slab door is always acceptable.

Either 4 panel with a fanlight window or 6 panel without a window are acceptable. The illustrations below show the approved styles. They are readily available at places like Home Depot and Lowe's, among others. The homeowner must submit a architectural modification form, along with a picture or description, any concerns and/or questions about variances will be addressed at that time. **You will need to have an Architectural Modification form approved and on file with the association if and when you install your new door.** (Note: If you are just replacing a slab door with an exact replacement no Architectural Modification form is needed.)

The door can be either a natural wood finish "stain" or painted either one of the colors approved when your phase is painted. **It will need to be either stained or painted.** If you choose to paint it, please contact the property manager to make arrangements for having it painted one of the approved colors. If you choose to stain it, you will be responsible for the staining and maintenance of the stain. If you choose homeowner responsibility for maintenance, you will need to keep your door looking in tiptop condition at all times. All doors must be 36 inches wide replacing the existing door.

If during the routine phase painting of our complex, your "stained" or wood finish door is discovered to not look as good as it could, you will either need to have it treated, or restained, to make it look in good shape again or we will do it for you and you will be charged for the work.

One final note: Regarding the hardware, it will still need to be an antique brass finish in appearance. This is the only style approved at present.

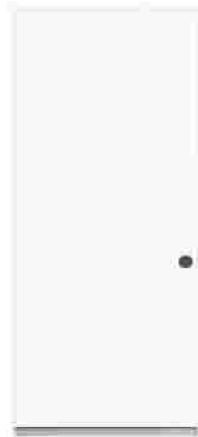
The Fanlight window can be clear or stained glass. This is the only acceptable shape of window.



**4 Panel with
Fanlight Window**



**6 Panel
without Window**



Slab (Flat)