

ARCHITECTURAL CONTROL COMMITTEE

POLICY AND PROCEDURES HANDBOOK

**BY DIRECTION OF
THE TRAILS HOMEOWNERS ASSOCIATION, INC.**

BOARD OF DIRECTORS

ADOPTED AUGUST 13, 1986

AMENDED JUNE 9, 1994

AMENDED JUNE 10, 1999

**AMENDED AUGUST 26, 2004
Type of Personal Signs & Coated Driveways**

AMENDED MAY 12, 2005

Exhibit D., Section D.3

3-4 colors

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ARCHITECTURAL CONTROL COMMITTEE POLICY AND OPERATING PROCEDURES

1.0 SCOPE

The function and the objective of the Architectural Control Committee (ACC) is to provided an overview and control of the architecture of the Trails Community. This includes, but not limited to constructions materials, applied finishes and colors, landscaping and other factors which could adversely affect the property values of the Trails Homeowners Association, Inc. The primary functional responsibility of the ACC is to maintain and nurture the ambiance and aesthetic qualities that were major considerations during selection of property of ownership by the Trails Homeowners Association, Inc., (THOA) members.

To perform its responsibilities the ACC shall analyze and evaluate each properly presented application and attempt to reach a conclusion that is mutually satisfactory to the applicant and the THOA.

The ACC does not evaluate plans concerning compliance or non compliance with applicable building codes and engineering requirements since these are the responsibility of the owner and their architects, designers, engineers and contractors. The ACC does not undertake to conduct any inspection of the construction of any residence or structure for the purposes of determining whether the buildings are being constructed or modified in conformance what the plans or applicable building codes or construction practices as this responsibility also rests with the owners and their architects, designers, engineers and contractors. The ACC specifically disclaims any responsibility or liability for any design, engineering or construction defects for any buildings constructed at the Trails HOA regardless of whether the plans for construction are submitted and approved by the Architectural Review Board.

2.0 MEMBERSHIP AND MEETING REQUIREMENTS

- 2.1 The ACC is established in accordance with Article II, Restrictive Covenants, Section 2.3 of the Declaration of Covenants and Restrictions and Notice of Provisions of the Trails Homeowners Association, Inc.
- 2.2 The ACC membership will not exceed five (5) or consist of less then three (3) resident property owners. Three members shall constitute a quorum for a committee meeting. Chairperson to vote in case of tie.
- 2.3 All ACC members have equal voting rights. No member may abstain from voting unless a valid conflict of interest can be shown.
- 2.4 The Executive Director will be the Chairperson.
- 2.5 As the ACC must provide prompt attention to all requests submitted, committee

members are required to attend all meetings, unless an absence is given advanced approval by the chair. In the event of three (3) un-excused absences during a twelve (12) month period the offending member will be replaced by the BOD.

- 2.6 By resolution of the BOD, members of the ACC are non-voting members of the THOA BOD and are covered by the THOA Directors and Officers Liability Insurance Policy.

3.0 **GENERAL INFORMATION**

The following excerpt from Exhibit E, By-Laws of the Trails Homeowners Association Inc., is of particular significance to the function and operation of the ACC and be afforded strict attention.

Article VI, Section 3, Use of Property - Usage of all property shall be limited to usage described by duly regulated ordinances now in effect or may become in effect, in the City of Ormond Beach, Volusia County, Florida and further limited by the Declaration of Covenants and Restrictions of the Trails Units 1, 2, and 3 referred to above to which these By-Laws are exhibit.

- 3.1 The committee will occasionally hear from an applicant about certain changes previously allowed, and are questioned why their current request is being denied or modified. All related activities prior to 1981 were accomplished in accordance with the approval of the Trails Inc., the original developer of the property now identified as the Trails.

During the control transfer to the Trails Homeowners Association, Inc., the Committee recognizing some existing variations, allowed their continued existence and consequently some of these unofficial changes are now grand fathered in.

4.0 **GUIDELINES**

- 4.1 The ACC will meet twice monthly, every 2nd and 4th, Wednesday unless canceled by the Board of Directors.
- 4.2 The ACC will conduct no "special" or unscheduled meetings.
- 4.3 All ACC members will have an agenda established and prepared by the Executive Director.
- 4.4 For inclusion in the next agenda, new ACC business must be submitted to the Trails office no later than 3:00pm prior to the Friday preceding the scheduled ACC meeting. No applicants will be permitted to appear before the ACC unless their application appears on the current agenda. (See Exhibit A and B of this document for sample of application forms and preparation of instructions).
- 4.5 All ACC members will be provided the next active agenda at least one day prior to the

meeting.

- 4.6 Unfinished ACC business, i.e., tabled applications, may be discussed and acted on without being on the agenda.
- 4.7 Documentation or signing approvals, plans, acknowledgments, or permissions will be done only at the regularly scheduled ACC meetings.
- 4.8 An application request, approved by the ACC, requires the signatures of two members at the meeting.
- 4.9 Direct contact by Association homeowners with individual ACC members is not permitted, to preclude a compromise of the responsibilities and prerogatives of the committee. Any breach of this policy will be considered grounds for dismissal of the ACC member.
- 4.10 An ACC member may not function in a similar position in a homeowners Sub-association ACC that is part of the Trails Community.
- 4.11 All applications must receive a Site/Property Review by ACC members both prior to the committee's action and, if approval is given, immediately after property modification completion. (See Exhibit F Site/Property Inspection and Review)
- 4.12 As applicant who has received approval from the THOA will have (6) months to complete the requested change. Extended time may be granted from THOA if applicant requests same in writing, stating reasons and time frame. Original application will be retained in the THOA, copy with stamped approval will be returned to the applicant.

5.0 **STANDARDS - ALL PROPERTIES**

- 5.1 All building exteriors shall be constructed of wood, stucco, brick, wood grain vinyl siding or stone. Paint samples on wood or stucco surfaces must be provided. All samples will be retained by the ACC. . (See exhibit D Approved Exterior Colors and Instructions).
- 5.2 Simulated brick, stone, and aluminum siding will not be permitted.
- 5.3 Exposed block foundation must be covered with brick, stone, stucco, or painted to match primary color of residence.
- 5.4 **As Amended, November 13, 2003.** Roofing materials should be, but not limited to fiberglass shingles, asphalt shingles or clay/concrete tile. Material colors should conform to the requirements specified in "Exhibit E" of this document.

- 5.5 **As Amended March 10, 2005.** Main driveways shall be concrete, or brick, or approved stone pavers. Driveways can only be coated with the approved color (1), which is H&C Silicone Acrylic Concrete Sealer, which can be purchased at Sherwin-Williams. No designs can be installed in the coating. Mulch or loose aggregate is prohibited. Each applicant must apply at the office for color formula.
- 5.6 Gutters and down spouts should be of a bronze color or should match the trim or primary colors. Bright or untreated metals will not be allowed.
- 5.7 All window trim should be bronze, white or color matching house trim. Bright or untreated metals for window trim is prohibited.
- 5.8 All screen enclosures (including screening) should be white, bronze or dark in color.
- 5.9 All fences may be natural, stained or if painted, match the primary or trim color of the residence. Paint swatch must accompany the application.
- 5.10 Pool related items to include, but not limited to, diving boards, slides, fountains, statues, barbeque pits, shall not exceed the height of six (6) feet.
- 5.11 Only parabolic reflectors will be allowed to be installed if the following conditions are met.
- A. No reflector will be larger than 1 meter (39 inches) in diameter.
 - B. The reflector and/or pedestal may be ground mounted not to exceed the height of six (6) feet, if so mounted, must be located in the rear of the property and must be placed behind fencing or shrubbery.
 - C. All reflectors and installment materials should be colored to blend in with the mounting surface.
 - D. Under no circumstances will radomes be allowed.
- 5.12 All window and through-wall air conditioners are to be considered as individual structures, on a case by case basis.
- 5.13 No sign of any type will be permitted on THOA controlled common grounds, per *Section 2.10 of the C&R Multi 2.09*.

Political signs are not allowed under any circumstances.

No sign of any kind shall be erected, permitted to remain on or displayed for public view on or from any lot within the association, except an approved sign given the name of the occupant of the residence located on said property. An approved sign advertising the premises for sale or rent may be displayed. (See Exhibit C of this document for the approved sign and configurations and usage)

6.0 **STANDARDS- MULTI-FAMILY PROPERTIES**

- 6.1 Each Multi-Family Association (MFA) shall have a designated committee to review all ACC related application. This committee will evaluate the request as it pertains to the architectural impact on their property. If approval results, the MFA will sign the application and advise the applicant to submit the approved form to the THOA for ACC action. The following are the requirements and procedures for filing an application to the THOA-ACC
 - 6.1.1 Application Form: The form (See Exhibit A of this document) will be completed by the owner of record requesting the change action. The form must contain the approval signatures of the responsible MFA Committee Members. Original application will be retained by the THOA office, copy of approval will be returned to applicant.
 - 6.1.2 Change Description Documentation: Detailed engineering drawings or renderings that adequately describes the change are required for ACC review. If the requested change extends beyond the residence a site/plat plan will be required with the application. The proposed configuration, properly located and dimensioned, must be shown. Photos or catalog information may be included. Two (2) copies of all documentation is required for submit to the THOA ACC.
 - 6.1.3 Proof of Ownership: The owner requesting a property change must provide proof of ownership of that property at the time of application. (Copies of Tax records or deed will be accepted.)
- 6.2 The items described in paragraphs 6.1.1, 6.1.2 and 6.1.3 will be submitted to the Trails office in the quantities stated. Notification of the results of the ACC action will be directed to the applicant owner.
- 6.3 The applicant who has received approval from the THOA will have six (6) months to complete the requested change. Extended time may be granted from the ACC if applicant requests same in writing, stating reasons and time frame.

EXHIBIT C

APPROVED SIGNS AND INSTRUCTIONS

INTENDED USE: This document provides the requirements and standards for all signage displayed in Trails Homeowners Association control of appearance design and method of display is incumbent on the BOD in keeping with Trails Homeowners Associations beautification program goal.

C.1. TYPES:

ALLOWED - The two basic types of signs allowed are:

A. Property Identification, i.e., name and street address of owner.

Sign to be no larger than 8" in height by 11" long. Background color of sign to match either primary color, trim color, or both. Lettering to be white or black, 2" in height.

LOCATION:

If ground mounted sign must not exceed a maximum of 16" off the ground (top of sign). Owners name can be mounted either on the side or top of the mail box, height not to exceed 3". No pictures of any kind shall be allowed.

B. Property Transfer, i.e., sale or rental activity.

C. Trails Yard Award for Single and Multi-Family Associations.

NOT ALLOWED - All other kinds, such as:

A. Contractor/sub-contractor advertising signs

B. Political Signs.

C.2 DESIGN/LOCATION OF DISPLAY:

A. Property Identification (PI) signage style and method of display are generally the preference of the property owner. Traffic control and signs indicating city streets names and their placements are the responsibility of the City of Ormond Beach.

B. Property Transfer (PT) signage design and display must conform to the following:

1. Sign size in accordance with the Ormond Beach City Code (24" x 16")
2. Signs will have a gray background with a 1" wide burgundy border
3. Installed height of sign will be less than three (3) feet above ground level.
4. Signage will have a maximum of four (4) printed lines of information with allowable wording as follows:

TYPE 1

FOR SALE or FOR RENT (one or the other, not both)

Joseph Blau Agency

A.B.C. Realty Co.

767-3344

TYPE 2

FOR SALE or FOR RENT (one or the other, not both)

By Owner

672-1234

C. All for-sale, for-rent signs, open house signs, garage sale signs, etc... shall be located at the front of the property that faces the street on which the property is located.

C.3 AVAILABILITY AND COST

A. REALTORS - are responsible for the cost of each sign displayed. Two signs are allowed for corner lot property, one sign for all others. Signs are obtainable from the Trails Office.

B. THOA MEMBERS - Signs available from the Trails office for a refundable deposit of the returned sign is in good condition.

C.4 INSTALLATION

A. All signs designated in Paragraph: C.1 (b) will be installed and removed by the THOA maintenance staff.

C.5 GENERAL INFORMATION

A. City Codes

Sale or rent -826.00

Garage Sale - 813.00

B. City issued garage sale signs are allowed when posted in accordance with the city code.

EXHIBIT D

APPROVED EXTERIOR COLORS AND INSTRUCTIONS

INTENDED USE: To provide a standardized approach to the selection, and application of applied finishes to the exterior surfaces of structures located within the Trails Homeowners Association, and to encourage the use of the approved coordinating color scheme.

D.1 Procedures

D.2 Colors approved for selection are displayed in the Trails Homeowners business office. The applicant must specify the intention for his selections on the application form.

D.3 All structures are limited to three (3) colors, (Roofing Color Excluded), however the color of the roofing material should be taken into consideration in determining the overall color scheme and compatibility with the submitted colors. Color combinations and their arrangements are a major consideration to ACC evaluation and approval.

D.4 All Tented screen rooms will be square in shape, size not to exceed 12' X 12', frame to be black or bronze, roof to be taupe or green, only woven fabric to be used, netting either black or brown.

D.5 APPROVED CONCRETE DRIVE/SIDEWALK COATINGS

This document is to provide a standardized approach to the evaluation and approval of proposed concrete coating materials.

SCOPE - This specification applies to any coating applied to exterior concrete from the front of the house to the street. It is further specified that should any coating be applied to any exterior concrete, all concrete surfaces shall receive the same coating (i.e.drives and sidewalks).

MATERIAL - The Driveway coating material is to be an acrylic based system with a cementitious or epoxy bonding agent. It may be a single or multi-part application. The color is to be integral to the coating and texture agents may be utilized to provide slip resistance. Cementitious or epoxy based crack filling materials may be used prior to the application of the product to repair concrete defects.

COLOR/PATTERNS - The color coating shall be a neutral shade (i.e. tan, light brown, terra cotta, grey) - no pastels or bright colors will be allowed. A complementary color can be used as a boarder at the edges of the concrete and at the joints. No textured or colored patterns can be incorporated into the application with the exception of this joint treatment. All colors must be submitted to and approved by the Architectural Control Committee.

APPLICATION - Application shall be by a licensed professional applicator. Acceptable product manufacturers include, but are not limited to, the following:

- Kover Krete
- Star Dek
- Multi Deck
- Increte
- Sun Deck

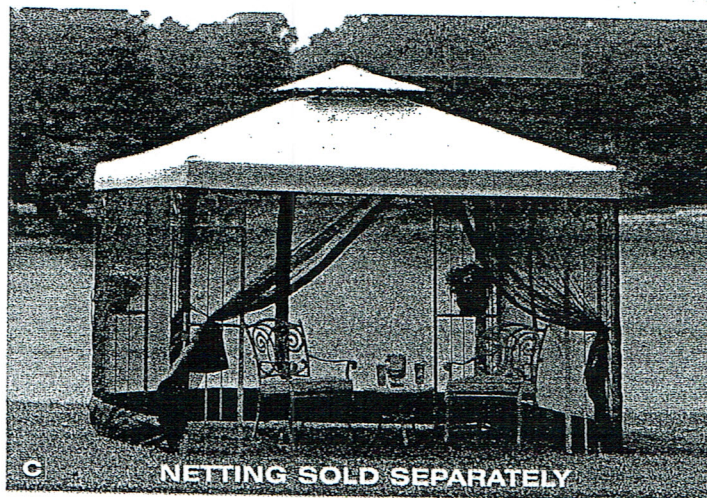
EXHIBIT E

INTENDED USE: This document is to provide a standardized approach to the evaluation and eventual approval of proposed roofing material changes. The approved materials are generically specified in paragraph 5.4 of the Policy and Operation Procedures. The color scheme of the entire structure must be the proposed color and must conform to those appearing on the sample charts retained in the Trails Homeowners office. Tile roofs will be limited to an approved tone of gray or terra cotta.

TENTED SCREEN ROOMS

BOARD APPROVED POLICY
AUGUST 9, 2007

ALL TENTED SCREEN ROOMS WILL BE SQUARE IN SHAPE, SIZE NOT TO EXCEED 12' X 12', FRAME TO BE BLACK OR BRONZE, ROOF TO BE TAUPE OR GREEN, ONLY WOVEN FABRIC TO BE USED, NETTING EITHER BLACK OR BROWN.



APPROVED METAL ROOFING SYSTEM

This document is to provide a standardized approach to the evaluation and approval of proposed metal roofing systems.

SCOPE – This specification applies to any rolled, extruded, or stamped metal roofing system proposed to be used in lieu of a shingle type system. This does not apply to soffit or siding applications.

MATERIAL – The metal roofing systems are to be a factory formed or onsite formed and field assembled concealed fastener system. This system shall be a “snap lock” or standing seam type system that utilizes a clip system to incorporate concealed fasteners into the roofing system. The materials can either be galvanized steel sheets or rolled aluminum sheets. Either metal material must be coated with a paint coating system.

COLOR/PATTERNS – The acceptable color palette shall include Clay, Autumn Red, Tudor Brown, Terratone, Charcoal, Evergreen, Hartford Green, Brandywine, Galvalume. All colors must be submitted to and approved by the Architectural Control Committee.

APPLICATION – Application shall be by a licensed professional applicator. System must be in accordance with local code requirements. Acceptable product manufacturers include, but are not limited to, the following:

Englert
Mueller
Sunlast Metals
Drexel Metals
Fabral

The ACC Met on February 13, 2019 and by unanimous decision of the members present motioned and voted to add to the ACC Policy the following guidelines.

Guidelines for Cameras

- Should be small in size, no bigger than 6 square inches
- Should be placed inconspicuously in the corners of the building
- Should face only the owners property, never the neighbor's property
- Should be mounted to the building, not in the yard
- Should be minimal in number, no more than necessary to cover the intended area.
- Requires ACC Approval prior to installation

Guidelines for Shade Sail Canopies/Awnings

- Should not be able to be seen from the street, sidewalks, paths, or neighbors.
- May add awning by affixing to home. Standalone sail shades will be denied.
- Should match the primary color of the house. No bright colors, neutrals only.
- Must be made of quality material sail shade material which is durable, no tarps.
- Must be maintained and kept clean of mildew.
- Must be submitted for ACC approval prior to installation.

Guidelines for Sheds

- No larger than 10x12.
- No higher than 8 ft.

- Frame construction or better.
- Should be painted to match the home.
- Should be shingled to match the home.
- Placed in a discrete location of the property.

ACC may request application of homeowners to be submitted when aesthetically a change/repair to their property is readily noticeable. ACC may request under the following conditions that, is subject to change from time to time, that an application be submitted when:

- Repairs require a permit,
- Any repair that requires a Sub HOA color match. (to confirm the color will match)
- Repaint of any repair in a single family unit that has to color match, (to confirm color will match)
- Original preapproved color chart for exterior painting of any type to confirm colors chosen are approved.
- Defines: Old to new as a change- Old Shingles of an approved color vs. New Shingle of Approved color will cause an aesthetic noticeable change. Roof Repair's that specifically do not require permit per city is 100sq ft. or less where remaining shingle hue should be considered rather than the original shingle color when possible or apparent.

TRAILS HOMEOWNERS ASSOCIATION, INC. APPROVED COLORS

The following colors or colors that are substantially similar are approved for use in the Trails:

Sherwin Williams:

AVOCADO
BAMBOO
BRONZE
CAPE COD RED
DESERT WOOD
DRIFTWOOD

EMBER
IRONWOOD
JUNIPER BLUE
LODGE BROWN
OITYX
ROOSTER RED

SALEM RED
SHAGBARK
SPICEWOOD
SUMMERHOUSE BEIGE
WOODBARK
WOODSMOKE GRAY

Southern Paints:

AC17-X GLADSTONE
AC18-X GINGER BOY
AC19-X BUTTERBUR
AC20-X BUNNY

AC21-X LOINCLOTH
AC22-X PRINCEWOOD
AC23-X BUTTON BUSH
AC24-X CEDAR
AC25-X TEXAS ASH
AC26-X FRINGETREE
AC27-X DEVILWOOD
AC28-X MONGOOSE
AC29-X FIDDLEWOOD
AC30-X OLIVE MIST

B16-1 PRELUDE
B17-2 SMOKE ROSE
B18-2 WINTERBORN
B19-3 MORROCO
B20-3 JUNGLE RIVER

B34-7 WINE MIST
B35-3 BURNT TOMATO
B36-1 DAWN CLOUD
B37-1 SOUTHERN HAZE
B38-2 EMBER GRAY
B39-2 ELM BARK
B40-3 PAGAN

C11-1 ROSE BEIGE
C12-1 SNUGGLES
C13-2 DUNBURY
C14-2 WARRIOR
C15-3 MUSCAT
C16-1 NEUTRAL BEIGE
C17-1 MAUVE SHADOW
C18-2 TUBAC

C19-2 HOMEWOOD
C20-3 BROWNWOOD

C31-1 ORIENT PINK
C32-1 DESERT ROSE
C33-2 PLAYMATE
C34-2 WAMPUM
C35-3 RED ROVER
C36-1 LISA
C37-1 COURTHOUSE ROSE
C38-2 SANTO DOMINGO
C39-3 CARLTON HOUSE
C40-3 BURNT TOAST

D11-1 CORAL PASTEL
D12-2 CANDY LILLY
D13-2 SUNSET MESA
D14-3 SPANISH TILE
D15-3 GLADIATOR
D16-1 GOSSAMER
D17-2 DUNWOODY
D18-2 CHOCOLATE SHAKE
D19-3 TUDOR MINSTREL
D20-3 MISKRAT

D31-1 LOVE BUG
D32-1 CORAL SAND
D33-2 FOREVER AMBER
D34-3 RED EARTH
D35-3 DRAGON'S BREATH
D36-1 WARM WHITE
D37-1 VEILED ROSE
D38-2 PALE MAUVE
D39-2 KATYDID
D40-3 CHOCOLATE CHIP

E1-1 TISSUE PINK
E2-1 DAWN GLOW

E6-1 PANCAKE
E7-2 CORAL DUST
E8-2 COPPER LEAF
E9-3 INDIAN LEGEND
E10-3 AUTUMN OAK

E11-1 PINK DAMASK
E12-1 CLAY POT
E13-2 SIR WINSTON
E14-2 BROWN BEAN
E15-3 COPPER BROWN
E16-1 CAPRICE
E17-1 PUSSY CAT
E18-2 DRIED MUSHROOM
E19-3 THUSH WING
E20-3 GRIZZLY

E26-1 MUTED PEACH
E27-1 CABANA

E31-1 PATTYCAKE
E32-1 BLUSHING TAN
E33-2 LONGHORN
E34-3 PATHFINDER
E35-3 KENYA BROWN
E36-1 COOKIE DOUGH
E37-2 BEIGE BLUSH
E38-2 PARTRIDGE
E39-3 NUTMEG
E40-3 BROWN CRISP

EX1-1 PALAMINO
EX2-2 CREAM
EX3-1 TRIBAL WHITE
EX4-1 TWILIGHT
EX5-1 DUSTY JADE
EX6-2 PEBBLE BEACH
EX7-2 ECHO

TRAILS HOMEOWNERS ASSOCIATION, INC. APPROVED COLORS

N16-1	ARTEMESIA	OW31	PEARL WHITE	U1-1	BOUQUET
N17-2	SUMMER SAGE	OW32	ANTIQUE WHITE	U2-1	BUNTING BLUE
N18-2	OLD MANSE	OW33	DESERT WHITE	U3-2	TERRACE
N19-3	NOBLE HOUSE	OW34	STAR FAIRY	U4-2	LAKE LUCERNE
N20-3	LINDENWOOD	OW35	IVORY	U5-3	BLUEJACKET
		OW36	SHELL TINT	U6-1	LITTLE PRINCESS
N31-1	FEATHERY GREEN			U7-2	CLEAR SKIES
N32-2	SWISS CHARD			U8-2	FORGET-ME-NOT
N33-2	CUMBERLAND	R32-2	COLONY GREEN	U9-3	KING CANUTE
N34-3	WOODLAND	R33-2	INTERLAKEN	U10-3	DANGERFIELD
N35-3	MOSS	R34-3	VERMEER GREEN		
N36-1	DOVE'S WING	R35-3	WATERMELON GREEN	U11-1	SINGSONG
N37-1	GRAY GREEN	R36-1	MIST GREEN	U12-2	NANTUCKET
N38-2	PIGEON WING	R37-1	SPRING WOOD	U13-2	BLUE CHIP
N39-3	GUINEVERE	R38-2	PAPAYA	U14-3	GRETCHEN
N40-3	GLEN COVE	R39-3	DUSTY LAUREL	U15-3	WALTZ TIME
		R40-3	MARTHA'S VINYARD	U16-1	DUSTY MILLER
OW1	ALYSSUM			U17-1	CLOUDY BLUE
OW2	BLANCO	S16-1	GRECIAN URN	U18-2	ANCIENT ABBEY
OW3	COCOANUT			U19-3	WINTER BLUE
OW4	MOON SHADOW	T11-1	AQUA FANTASY	U20-3	RAVEN GRAY
OW5	COTTON BOWL	T12-1	SQUIRREL ISLAND		
OW6	FALLING STAR	T13-2	CAMELOT	U31-1	BLUE FROTH
		T14-2	VERSAILLES	U32-1	CHINA BLUE
OW7	INVITATION	T15-3	TECUMSEH	U33-2	WILLIAMSBURG
OW8	NIGHT MOTH	T16-1	WINDSWEPT	U34-3	BLUE SHADOW
OW9	PIXIE WHITE	T17-1	QUAKER	U35-3	COPENHAGEN BLUE
OW10	PAPER MOON	T18-2	KNIGHT'S LANDING	U36-1	SMOKE SIGNAL
OW11	QUICKSILVER	T19-3	FOUNTAIN GRASS	U37-1	WAXWING
OW12	PARCHMENT	T20-3	ROYALIST GREEN	U38-2	FRIAR GRAY
				U39-2	CLOUDY SKIES
OW13	WHITE MAGIC	T21-1	GARDEN POOL	U40-3	GOOD NIGHT
OW14	FROST	T22-2	CHUNGKING BLUE		
OW15	MILKY WAY	T23-2	BLUEBIRD	V11-1	VERONICA
OW16	BRIDAL WREATH	T24-3	PENNANT BLUE	V12-1	CAMPANULA
OW17	POLAR BEAR WHITE	T25-3	ARAGON	V13-2	CINERARIA
OW18	WHITE STOCKING	T26-1	AQUA CRYSTAL	V14-3	BEACON HILL
		T27-2	CAPISTRANO	V15-3	BRAVO
OW19	PASTEL PARCHMENT	T28-2	CORINTH BLUE	V16-1	WEATHERED
OW20	KIRKLAND ACOUSTIC	T29-3	PARLIAMENT HOUSE	V17-2	FLORENTINE
OW21	LINEN WHITE	T30-3	BRITTANY BLUE	V18-2	GROTTO
OW22	SOFT WHITE			V19-3	BLUE NOTE
OW23	PEGASSUS	T31-1	TENDER BLUE	V20-3	GLEN DEEP
OW24	SOUTHERN CROSS	T32-1	SUMMER HAZE		
		T33-1	SAGA	V31-1	MERTENSIA
OW25	CHINESE WHITE	T34-2	POTOMAC	V32-1	STOKESIA
OW26	NEW SNOW	T35-3	DEEP POOL	V33-2	ALEAH'S DREAM
OW27	BONE	T36-1	BABY'S BREATH	V34-3	BAR HARBOR
OW28	RIP-TIDE	T37-2	LEGEND	V35-3	DREADNAUGHT
OW29	CHAMPAGNE ICE	T38-2	ABBOT'S COWL	V36-1	SHEER BLUE
OW30	WHITE SAILS	T39-3	DRAGONFLY	V37-2	PRIMA DONNA
		T40-3	CATBIRD	V38-2	MILFORD BLUE

effective: September 8, 1994

TRAILS HOMEOWNERS ASSOCIATION, INC. APPROVED COLORS

EX8-1 TALLOW	EX66-X OXFORD BROWN	H12-1 WHEATBURY
EX9-1 SPICE BEIGE	EX67-X CAYUSE	H13-2 TEXAS TREASURE
EX10-2 CADENCE	EX68-X PLYMOUTH ROCK	H14-2 AMBER GOLD
EX21-1 MOUNTAIN LAUREL	EX69-X WARM BROWN	H15-3 ROMAN OCHRE
EX22-2 PONDER	EX70-X SUNOAK	H16-1 LUNAR
EX23-1 BUCKSKIN	EX71-X GREEN PEPPER	H17-2 WINDSOR CASTLE
EX24-1 NORTHWIND	EX72-X QUEEN OLIVE	H18-2 RIVER ROCK
EX25-1 NEW PEACH	EX73-X ASPEN GREEN	H19-3 TEASEL
EX26-2 SECLUSION	EX74-X CATALINA	H20-3 HOOT OWL
EX27-2 EL PASO TAN	EX75-X MALLARD	H31-1 HONEYCOMB
EX28-2 CHAMOIS	EX76-X IOWA DIRT	H32-2 BREADSTICK
EX29-1 MORNING DOVE	EX77-3 CONCORD BLUE	H36-1 CAFE AU LAIT
EX30-2 WINTER ROSE	EX78-3 ECLIPSE	H37-2 GENTLE DOE
EX31-3 LEATHER WOOD	EX79-X JET GRAY	H38-2 PRONGHORN
EX32-3 LEATHER	EX80-3 SHOREWOOD	H39-3 TANNERY TAN
EX33-2 RIVER WILLOW	F11-1 PINK STUFF	H40-3 GOPHER
EX34-2 CLOUDY NIGHT	F12-2 TRITON	J16-1 MIAMI SAND
EX35-3 RIO GRANDE	F13-2 GRECIAN CHALICE	J17-2 NOUGAT
EX36-X BASSWOOD	F14-3 MESA VERDE	J18-2 COUNTRY CLASSIC
EX37-3 LOBLOLLY	F15-3 QUADROON	J19-3 CAMEL HAIR
EX38-2 DESERT NIGHT	F16-1 RUDDY SMOKE	J20-3 FOLKSTONE
EX39-3 GRAY DAY	F17-2 LITTLE WREN	J31-1 BEACH
EX40-X DEVIL'S FOOD	F18-2 ADOBE BRICK	J32-2 HOPSCOTCH
EX41-2 DUSK EMBER	F19-3 CINNAMON SUEDE	J33-2 SHANGRI-LA
EX42-1 NEW BLUE	F20-3 TERRA COPPER	J34-3 ASTOGLIO
EX43-1 PALE PEWTER	F31-1 FLESH TONE	J35-3 OSAKA GOLD
EX44-1 GLENDALE	F32-1 MEXICAN TAN	J36-1 COLONY WHITE
EX45-2 WHEAT	F33-2 CHICORUA	J37-1 ARROWWOOD
EX46-2 OCEAN BLUE	F34-2 TROCADERO	J38-2 CAMOUFLAGE
EX47-2 BLUE MARLIN	F35-3 CARAMEL	J39-3 QUINCY GOLD
EX48-1 SILVER FOX	F36-1 SOFT WING	J40-3 CAPERS
EX49-2 ITALIAN OLIVE	F37-1 PERFECT BEIGE	L31-1 ROSEMARY
EX50-2 WARM FLEECE	F38-2 DEEP BEIGE	L32-1 PRAIRIE GRASS
EX51-3 SHILOH BLUE	F39-2 QUARRY	L33-2 WINTERHAVEN
EX52-2 FELS POINT	F40-3 BROWNIE	L34-3 EVANGELINE
EX53-2 MIDDLE GRAY	G31-1 CORAL SNOW	L35-3 SIROCCO
EX54-2 REEF DWELLER	G32-1 OXMOON	L36-1 SANDPIPER
EX55-2 RUSSIAN OLIVE	G33-2 FIG	L37-1 TUNDRA
EX57-3 SEA WAVE	G34-3 GOLDEN APRICOT	L38-2 BEECHWOOD
EX58-2 GRAY LAVENDER	G35-3 HARVEST HOME	L39-3 GREEN SLATE
EX59-2 KING'S CAVE	G36-1 RICE CRACKER	L40-3 TARNISHED
EX60-X MOSS STONE	G37-2 AUTUMN CORNFIELD	N11-1 CINDERELLA
EX61-X RED CLAY	G38-2 DESERT DAWN	N12-2 HEATHER MIST
EX62-X FIRED BRICK	G39-3 LITTLE CALUMET	N13-2 BRIGHT PROMISE
EX63-X RUST BROWN	G40-3 WOOD CHIP	N14-3 VERY GREEN
EX64-X FIRE AMBER	H11-1 CHAMPAGNE FROST	N15-3 HIDEOUT
EX65-X INDIAN SUMMER		

effective: September 8, 1994

TRAILS HOMEOWNERS ASSOCIATION, INC. APPROVED COLORS

V39-3 NORMANDY
V40-3 GOBELIN BLUE

X11-1 MISTY BLUE
X12-1 HOPEWELL
X13-2 PUNCHINELLI
X14-3 PURPLE MARTIN
X15-3 REGALIA
X16-1 LULLABY BLUE
X17-2 ASCOT HOUSE
X18-2 FROBISHER
X19-3 PILGRIM GRAY
X20-3 HOLYSTONE

X36-1 SANDERLING
X37-2 BRIMSTONE
X38-2 DARK CLOUD
X39-3 BEAVER
X40-3 LAVA

Y36-1 PLUM SHADOW
Y37-1 SMOKY PLUM
Y38-2 MEDICI
Y39-3 WARM PEBBLE
Y40-3 SMYRNA