

#### **Homeowners Association – Architectural Committee**

Architectural Review Managed by: Beacon Hill HOA Board Members

#### Application for Towne-HOME IMPROVEMENT/Change Approval Form

Property Address:			
Property Owner:			
Mailing Address:			
Contact Info: Phone:		Email:	
Description of Improv	ement:		
Construction Schedule: Begin:		End:	
Contractor:			
Contractor Number:_			
Improvem	nent List (Include the	e material, height, color, and any other information that would be useful.):	
Fence			
Deck			
Satellite Dish			
Accessory Building			
Other:			

# Building Permit Must be Obtained when Necessary by Harrisonburg City and submitted to the HOA manager.

\*\*Please Attach to this form: A survey or other drawing showing the townhouse and the proposed improvement on lot, with dimension to the property lines and landscaping plan, screening and/or outside lighting if applicable.

Approval is limited to design criteria established by the Beacon Hill Architectural Board and should not be interpreted as approval of any variation from restrictions or conditions imposed on the property owner by the Beacon Hill Covenants and Harrisonburg City. Approval does not necessarily imply compliance with city zoning requirements.

7/8/25



### **ARC Design Standards for Fencing**

Fencing at Beacon Hill HOA is welcome per the following guidelines. You must first submit a request for Home Improvement to the Architectural Review Committee for approval, per the Covenants and Restrictions.

#### Fencing Standards are as follows:

- o Fence can only be in white vinyl.
- Fencing should be a minimum of three feet (3 inside your property line.
- Fencing allowed at most units, back/rear of units only.
- Approval determined on an individual lot basis.
- o Below are photos of the approved fence designs:

\*Design standards are subject to change by the Board of Directors, any fencing approved prior to changes are grandfathered.

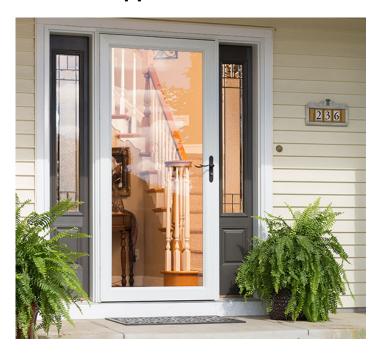








### **HOA Approved Storm Door**



Frame: White \*Glass must be clear.

# **Replacing the Roof:**

Owens Corning Oakridge 32.8 Sq Ft; Estate Gray; Laminated Architectural Roof Shingles

These shingles can be purchased at Lowes, sourced at Builder's FirstSource in Verona, or wherever you choose.

7/8/25



# **Front Door Paint Colors:**

Each of these paint colors are Sherwin Williams brand. All can be purchased at Lowe's. Examples of approved colors shown on the following page.

Eme	rson Lane	Frost Place	Old Richmond Cir	
Rookwood Red: SW2802		Roycroft Copper Red: SW2839	Classical Gold: SW2831	
Isle of Pine: Sw6461		Rookwood Dark Green: SW2816	Nifty Turquoise: SW6941	
Rookwood Dark Brown: SW2808		Needlepoint Navy: SW0032	Lupine: SW6810	
Poet's Court		<u>Victorian Village</u>	Wordsworth Ct.	
-	ft Copper Red: SW2839	Rookwood Red: SW2802	Customize with board approval.	
Rookwood Dark Green: SW2816		Rookwood Dark Brown: SW2808		
	<b>epoint Navy:</b> SW0032	Rookwood Shutter Green: SW2809		
		Evergreens: SW6447		
		Needlepoint Navy: SW0032		

# **Approved Colors**

SW 2831 Classical Gold SW 6447 Evergreens SW 6461 Isle of Pines

SW 6810 **Lupine**  SW 0032 Needlepoint Navy

SW 6941 Nifty Turquoise

SW 2808 Rookwood Dark Brown SW 2816 Rookwood Dark Green

SW 2802 Rookwood Red

SW 2809 Rookwood Shutter Green SW 2839 Roycroft Copper Red



### **Landscaping Requirements:**

In all flower beds in the front and on the side, they must have

#### **Brown Mulch or Dark Brown Rocks.**

Please keep all bushes and trees trimmed. If you want to remove any overgrown plants or add additional planting, below is a list of plants that were originally planted throughout the community. You are welcome to add any plants not on this list, this is just a guideline.

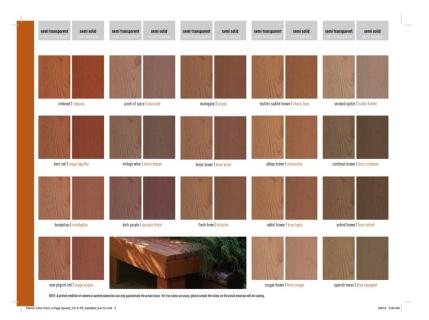
Landscaping encourages lots of color. Hanging baskets and flowers in pots are a signature feature of this section of Beacon Hill. The following plants are welcome along Emerson Lane and on Wordsworth Court.   The following plants are welcome along Emerson Lane and on Wordsworth Court.   The following plants are welcome along Emerson Lane and on to constitute an alteration in the exterior.   Segonia Gerbera Daisy Geranium Impatiens   Annuals Begonia Gerbera Daisy Petunia Winter Mums (in pots)   Zinnia   Winter Mums (in pots)   Zinnia   Daffodil Day Lilly Heilebores (Winter Rose) Hyacinth Lavender Lupine Poppy Tulips Russian Sage   Winter Mums (Cover None Listed   Missian Poppowood Buddleia Dagwood Buddleia   Shrubs and Trees Buddleia Dagwood Gray Birch   Shrubs and Trees Buddleia Dagwood Buddleia   Shrubs and Trees Buddleia Gray Birch   Suddleia Buddleia	Emerson &		VP - ( ! VPII	Old Diebmand
Landscaping encourages lots of color. Hanging baskets and flowers in pots are a signature feature of this section of Beacon Hill. The following plants are encouraged in this section of Beacon Hill. The following plants are welcome along Emerson Lane and on Wordsworth Court.    Manuals   Begonia Gerebera Daisy Geranium Impatiens   Candytuft Impatient Impa		Poets & Frost	Victorian Village	Ola Richmona
lots of color. Hanging baskets and flowers in pots are a signature feature of this section of Beacon Hill. The following plants are encouraged in this section of Beacon Hill. The following plants are welcome along Emerson Lane and on Wordsworth Court.    Manuals				
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Tulip Russian Olive		1		



### Steps/Deck Stain:

We encourage you to stain your back deck and front steps. This not only makes it more appealing but also protects the wood to keep it in great condition for many years. At Beacon Hill the deck/steps stain must be in the Brown/Beige family such as one of the colors in the color chart shown below.

Wrapped PVC in white - columns, band boards, & railings - is also permitted.





\*Design standards are subject to change by the Board of Directors.