

# INDIGO GREEN FOUNDATION POLICIES



**Subject:** Exterior Doors and Gates

**Date Adopted:** January 15<sup>th</sup>, 2017

## **Policies:**

In order to preserve the esthetic harmony of the Indigo Green community, the Architectural Committee (the “AC”) of the Indigo Green Foundation (“the “IGF”) has determined certain design aspects of exterior doors and gates that it deems necessary. Owners should note the following:

- Any door or gate that is to be installed on the outside of a villa or condo must receive prior approval from the AC prior to its installation (other than by the developer of Indigo Green), whether it is the front door, a door or gate to an exterior room, or a door or gate in, at the top or bottom of a stairway.
- When submitting an application for approval to the AC, the applicant must submit the following:
  - A scaled plan clearly indicating the location and dimensions of the door or gate;
  - An elevation plan of the door or gate describing in sufficient detail its architectural features; and
  - Technical specifications from its manufacturer explaining the material it is made of, how it is assembled (welded or otherwise), its finish, and any other information the AC may require to review the application.
- Any such exterior door or gate must be made of white powder-coated aluminum, or of white painted galvanized steel.
- These policies are meant to be a guideline to indicate what may be acceptable or not to the AC, but these policies do not relieve an Owner from the obligation of applying for approval to the AC.
- It should be noted that if a gate has a lock installed, the IGF cannot and will not accept the responsibility of having its landscape personnel or contractors go about their work in possession of keys to various private terrace areas, nor can the IGF incur the expense of having a supervisor unlock and lock these gates.

Therefore, such gates will need to remain unlocked at times when the landscaping maintenance is performed by the IGF. If the gates are left locked, the IGF will not be able to water and maintain the plants located beyond the gate and, therefore, should these plants die, the IGF will not be responsible for their replacement. This will not give rise to any reduction in maintenance fees as the cost of accounting for this would be greater than the credit.

