

Silver Firs II HOA

Policy # 61 Alternative Roofing Materials

Adopted November 28, 2005. Effective November 28, 2005.

Alternative Roofing Materials

Numerous requests have been made to allow alternative roofing materials on homes that now have wood shake roofs. The main reasons given in the requests are fire hazard and short lifespan of wood shingles. The ACC & Rules committees reviewed several products.

Article VII Section 1. of the CC&R's (Covenants conditions & Restrictions) The following restrictions are applicable to all properties:

- A. All roofing material in Divisions 6A1, 6A2, 6A3, 6B, 7 & 8A shall be wood shake or approved equal.

ACC and Rules committees have determined the following products to be an acceptable alternative, for durability, fire protection, esthetics and compatibility with the existing wood shake roofs:

1. Certaineed Landmark TL in 3 shades
Shenandoah (dark brown)
Weathered Wood (medium brown with subtle gray & green highlights)
Cobblestone Gray (medium gray)
2. Elk Domain Ashford in 3 shades
Brown Castle (dark brown)
Ravenswood (dark to medium gray)
Stonehenge (medium gray)

These products are a high profile shingle, which should be compatible with wood shake roofs and are to be installed with a high profile ridge shingle.