

## The Greens at Hawk Valley - Authorized Products List (Rev. 5/13/2025)

Pursuant to Condominium Rules and Regulations, II.2, Executive Board approval is required prior to making ANY exterior changes. To submit your request, complete an ARC/Landscape request form on the community website, [www.greenshv.org](http://www.greenshv.org), or submit the completed form to the property manager by email, fax, or mail.

Privately engaged contractors for any exterior maintenance must provide proof of insurance to the property manager prior to work.

The following provides guidance and, in some cases, preauthorized products that may be used. Any deviation from this list will require approval from the Executive Board.

The association covers exterior maintenance and painting of doors and trim. Requests for exterior painting should be sent to our property manager.

### Exterior Paint

- Front doors and shutters – Valspar color is **Treeline # 5006-4C semigloss**
- Trim and Garage Doors – Valspar color is **Stone Manor # 6006-2A semigloss**  
**No other colors are permitted without the approval of the Executive Board.**

### Deck Stain

- **Valspar: Semi-Transparent or Solid Simply Cedar – Benjamin Moore: Semi-Solid or Solid Natural Cedartone**  
Semi-transparent enhances the wood grain. Solid is for covering solid colors and protecting the wood. If you cannot see the grain in the boards on your deck, you would need to use Solid. Preauthorized and recommended deck stain & sealer manufacturers are Valspar, found at Lowe's, and Benjamin Moore, found at any Ace Hardware location. Other manufacturers carry very similar deck stain colors. **If choosing a manufacturer other than Benjamin Moore or Valspar, the stain MUST closely match the approved semi-transparent or solid Valspar's Simply Cedar or Benjamin Moore's Natural Cedartone color.** It is recommended that decks should be sealed every (2) two years or as necessary. Decks should be checked for mildew and cleaned as needed annually.

### Storm Door

- **Larson Signature Full View in sandstone with brass hardware,**  
Available at Musselman Lumber, Choice Remodeling, Lowe's, and many other locations. Note: The brass kickplate on the older model of this door is no longer available. Executive Board approval is required for any other manufacturer's model.



### Windows and Doors

- Replacement windows and doors, including sliding doors, must have the same design and color as the original.
- Window and door replacement requires the approval of the Executive Board.

### **911 Emergency Unit Numbers**

- Bowmansville Fire Department sells house numbers for \$20 (subject to change). The sale of these unit number signs is recommended by and support our local first responder services. Unit numbers can either be vertical or horizontal and are easily installed by simply sliding the sign under the siding. Make sure you measure the area to determine the number orientation to ensure it will fit. The sign measures 6" x 18" and should be mounted directly underneath your present number light or sidelight. Do not mount or install these signs on any siding or exterior surface with any mechanical fasteners (screws, nails, etc.).



### **Garage Doors**

- Replacement or repair of garage doors must match in style and color the existing door.
- The only approved color for garage doors is **sandstone**.
- Since there are many manufacturers and installers, approval is required from the Executive Board before you proceed. Please submit an ARC-Landscape request form to our property manager.

### **Awnings**

- The Board has approved retractable patio and deck awnings in general.
- The awning must be tan in color, without pattern or stripes, and closely match the approved color: Sunbrella Silica Dune, 4859-0000.
- Executive Board approval is required by submitting an Arc-Landscape request form to our property manager.

### **Downspouts, Gutters and Gutter Guards**

- Executive Board approval is required for any replacement, repair or installation of downspouts, gutters, and gutter guards. Please submit any repair or replacement maintenance request to our property manager.

### **Chimney Caps**

- The Association has no guidelines or specifications on replacing or repairing chimney caps, which can be done without Executive Board approval.

### **Light bulb for Carlino Unit Numbers**

- The replacement bulb for these signs is a 5- or 7-watt fluorescent bulb (G23 2-pin base). These can be purchased at Weaver's in Fivepointville, Lowe's, or Home Depot. This is now available in an LED equivalent online.

### **Basement Egress Windows and Well Covers**

- Several options are available for unit owners to add an egress window and well to the unit or cover an existing well. No standard has been established, although several examples in the community have been approved. Adding any of these elements to the unit requires Board approval before proceeding. Unit owners must submit an ARC-Landscape request to our property manager for approval.

If you have any questions about these or any other maintenance or changes to the exterior of your unit, please contact a member of the Board.