



HOMEOWNERS ASSOCIATION

MONTAGE EXTERIOR PAINT POLICY

Montage homes were originally painted in one of nine paint schemes prepared by a professional colorist. In consultation with Dunn-Edwards and Vista Paint new paint color schemes have been approved which provide expanded and updated color options which are designed to retain the character of our community. Six of the original color schemes are still included. The new color schemes are to be applied to the painting of all homes in the future.

The Exterior Paint Policy is as follows:

- 1) All proposed exterior painting requires prior approval of an AIR (Architectural Improvement Request) in order to document painting and allow for follow-up inspection. This policy includes partial as well as whole house painting.
- 2) The 12 color schemes, for exterior painting, consist of 4–5 colors each and are available on the Montage website www.MontageatMissionHills.org
- 3) In addition, there are 5 Accent Color Options (for front door and/or shutters) available on the website.
- 4) The elimination of one color, within any color scheme, may be proposed in the AIR (Architectural Improvement Request).
- 5) The proposed color scheme may not be the same as adjacent homes.
- 6) An AIR (Architectural Improvement Request) proposing a non-Montage color scheme will be considered on a case-by-case basis. This may result in a longer than the 45-day maximum normal time frame for review.
- 7) All visible exterior equipment must be painted to match the house stucco or hidden from view with landscaping (this includes electrical panels, conduit, wiring, cabling, and solar equipment. Note: leased solar systems may require an Architectural Review Committee variance).
- 8) The owner of any home painted without an approved AIR (Architectural Improvement Request) or colors that differ from the approval will be called to a hearing before the Board to justify their actions. Following the hearing the Board may require the repainting of the home at the homeowner's expense.