

Architectural Commitments for the Towne Living at Pineville

A varied color palette shall be utilized on homes throughout the subdivision for siding and shall include varied trim, shutter, and accent colors complementing the siding color. Where varied siding and trim, shutter, and accent colors are not provided on an individual dwelling, a minimum of three varied materials shall be provided.

In addition, community commitments will include:

- No Vinyl Siding allowed
- When 100% Hardie Plank (or Hardie equivalent) siding is used then at least two different types of Hardie siding to be employed
 - Decorative trim – including vertical siding/board and batten style
 - Decorative shakes
 - Horizontal siding
- Stone and Brick water table or accents on front of the home
- All elevations of the homes that front on a right-of-way shall have usable front porches with dimensions that are a minimum of 6' deep and 6' wide. Majority of homes in any given building shall have a 6' deep by 8' wide porches.
 - Porches to include railings
- Garages to include:
 - Carriage style hardware
- Rear elevations to include a private deck or porch

Detailed design shall be provided by using at least three (3) of the following architectural features on front elevations:

- Dormers
- Gables
- Porches
- Cupolas or towers
- Pillars or Posts
- Eaves (minimum 6 inch projection)
- Window Trim (minimum 4 inches wide)
- Bay Windows
- Balconies
- Metal roof accents
- Decorative patterns on exterior finish (e.g. scales/shingles, wainscoting, ornamentation, and similar features)
- Decorative cornices and roof lines (for flat roofs)