

LEGACY DESIGN SPECIFICATIONS

All changes to a Legacy property that can be seen from a common area or neighboring homes MUST be approved by the HOA Board.

SHED (ONLY ATTACHED SHEDS ALLOWED)

This document provides homeowners the minimum design specifications required to make a change to your property. Providing the HOA Board with clear documentation within the Design Review Request Form process, that meets the minimum requirements, will help to speed the approval process. Thank you!

Upon approval of new **Shed**, you agree to all items below:

General:

Detached sheds are not allowed. Outside shed or storage unit must be attached to the home and match the exterior of your home. It should appear as if it were part of the original design when home was built.

Size:

- All sheds are required to be attached to the existing home
- No sheds larger than 40 square feet in size (4' wide X 10' long)

Setback:

- Front setback – not allowed in front of a residential property
- Rear setback – will not matter if shed is attached to home
- Side setback for interior lot side – 1'
- Side setback for corner lot street side - (not allowed on street side)

Screening required:

- You must plant trees or plant material to help break up the view of any shed.
- Minimum of one tall evergreen every 5' along the shed wall.
- Provide the type of evergreen you decide on planting within the design review submittal form.

Construction:

- Must meet all City of Eagle requirements and building codes.
- Roof - Shingles must match the home design guidelines (color, style, etc.)
- High profile ridge and hip shingles required - Gable or hipped roofline to match the home
- Shadow board on fascia to match home unless covered with gutters to match the home
- Gable ends siding material to match (size and material to match the home exact)
- Gable end vents are encouraged to match the home
- Siding size and style to match the home (i.e. lap, vertical, panel, stucco)
- All paint colors to match the home
- Window frame colors must match the home
- All trim material must match the home in size, style and color
- Only standard home man doors allowed and painted to match
- Location on the lot will determine design
- Eave overhang to match scale of the shed
- Fascia size to match scale of the shed with shadow board
- Security Deposit amount \$1,000.00 shall be returned upon review and/or when required changes are made.

