

TWIN

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RIVERS

92 TWIN RIVERS DRIVE WEST
EAST WINDSOR, NEW JERSEY 08520

COMMUNITY TRUST

Request for Exterior Work

Does not Requires a 'Work Request'

- Tree Trimming
- Powerwashing that is being done because the owner desires it, and not because of an inspection report

For all other work, wait for approval

Trim Colors

- For houses with brown trim, the trim paint color is Benjamin Moore 'Tudor Brown' and the coil stock color is 'Royal Brown'.
- For houses with gray trim, the trim paint color is Benjamin Moore 'Charcoal Slate' and the coil stock color is 'Tuxedo Gray'.

Owner Name:	
Property Street Address:	Alternate Address:
Phone Number:	Cell Phone:
Alternate Phone:	Work Phone:
E-Mail Address:	

WORK TO BE DONE BY: Homeowner Contractor (MUST complete last page)

WORK TO BE PERFORMED: Check box of work-type to be done and include required details.

House Roof (Townhouse):

- Replace:** GAF "Golden Cedar" Tamko "Rustic Cedar" Owens Corning "Desert Tan"
- Repair**

House Roof (Detached):

- Replace:** Manufacturer: _____, Color: _____
- Repair**

Gable End/Rake:

- Replace:** Royal Brown Tuxedo Gray
- Repair**
- Refinish:** Benjamin Moore "Tudor Brown" Benjamin Moore "Charcoal Slate"

<p>Fascia:</p> <p><input type="checkbox"/> Replace: <input type="checkbox"/> Royal Brown <input type="checkbox"/> Tuxedo Gray</p> <p><input type="checkbox"/> Repair</p> <p><input type="checkbox"/> Refinish: <input type="checkbox"/> Benjamin Moore “Tudor Brown” <input type="checkbox"/> Benjamin Moore “Charcoal Slate”</p>
<p>Gutter/Leader:</p> <p><input type="checkbox"/> Replace: <input type="checkbox"/> Royal Brown <input type="checkbox"/> Tuxedo Gray</p> <p><input type="checkbox"/> Repair</p> <p><input type="checkbox"/> Refinish: <input type="checkbox"/> Benjamin Moore “Tudor Brown” <input type="checkbox"/> Benjamin Moore “Charcoal Slate”</p>
<p>Soffit:</p> <p><input type="checkbox"/> Replace: <u>Material and Color:</u> <input type="checkbox"/> Aluminum/Vinyl: <input type="checkbox"/> Royal Brown <input type="checkbox"/> Tuxedo Gray</p> <p style="padding-left: 150px;"><input type="checkbox"/> Wood: <input type="checkbox"/> Benjamin Moore “Tudor Brown” <input type="checkbox"/> Benjamin Moore “Charcoal Slate”</p> <p><input type="checkbox"/> Repair</p> <p><input type="checkbox"/> Refinish: <input type="checkbox"/> Benjamin Moore “Tudor Brown” <input type="checkbox"/> Benjamin Moore “Charcoal Slate”</p>
<p>Siding:</p> <p>House Trim Color: <input type="checkbox"/> Royal Brown <input type="checkbox"/> Tuxedo Gray Example Style: “4-inch Dutch Lap”</p> <p><input type="checkbox"/> Replace: Manufacturer: _____, Style: _____,</p> <p style="padding-left: 40px;">Size: _____, Color: _____ (sample may be required).</p> <p><input type="checkbox"/> Repair: Manufacturer: _____, Style: _____,</p> <p style="padding-left: 40px;">Size: _____, Color: _____ (sample may be required).</p> <p><input type="checkbox"/> Refinish: Manufacturer & Color _____ If new color, a sample is required.</p>
<p>Window:</p> <p>House Trim Color: <input type="checkbox"/> Royal Brown <input type="checkbox"/> Tuxedo Gray Example Style: “Double-Hung”, “Sliding”</p> <p><input type="checkbox"/> Replace: Manufacturer: _____, Style: _____,</p> <p style="padding-left: 40px;">Size: _____, Color: _____</p> <p><input type="checkbox"/> Repair</p>
<p>Front Storm Door:</p> <p>House Trim Color: <input type="checkbox"/> Royal Brown <input type="checkbox"/> Tuxedo Gray Example Style: “Divided ½ Panel”</p> <p><input type="checkbox"/> Replace: Manufacturer: _____, Style: _____,</p> <p style="padding-left: 40px;">Size: _____, Color: _____</p> <p><input type="checkbox"/> Repair</p> <p><input type="checkbox"/> Refinish: Manufacturer & Color _____ If new color, a sample is required.</p>
<p>Front Entry Door:</p> <p>House Trim Color: <input type="checkbox"/> Royal Brown <input type="checkbox"/> Tuxedo Gray Example Style: “4 Panel Archlite”</p> <p><input type="checkbox"/> Replace: Manufacturer: _____, Style: _____,</p> <p style="padding-left: 40px;">Size: _____, Color: _____,</p> <p><input type="checkbox"/> Repair</p> <p><input type="checkbox"/> Refinish: Manufacturer & Color _____ If new color, a sample is required.</p>

Front Steps, Rear Step, Sidewalk or Driveway:

Describe Work: _____

Handrail:Installation: Color: Black Brown

Style: _____

Landscaping, Concrete & Patio Installations: layout / proposal necessary for front yard installations - on rear page

Describe Work: _____

Fence & Gate:**Replace:** rear fence gate left party right party. Refinishing Color is Benjamin Moore 'Tudor Brown'**Repair:** rear fence gate left party right party. Refinishing Color is Benjamin Moore 'Tudor Brown'**Refinish:** rear fence gate left party right party. Refinishing Color is Benjamin Moore 'Tudor Brown'1) The left party fence is the left side looking at the house from the sidewalk or service lane behind the house.

2) Please do not 'spot' paint fences, fence painting must result in a uniform color throughout.

3) Items with co-ownership, such as party fences & firewalls, requires signature from both homeowners.

Shed: **Replace** Refinish above fence line Benjamin Moore 'Tudor Brown' **Repair** **Refinish** Refinishing Color is Benjamin Moore 'Tudor Brown' **Removal****Shed Roof:** **Replace:** GAF "Golden Cedar" GAF "Autumn Brown" Tamko "Rustic Redwood" Tamko "Rustic Cedar" Owens Corning "Desert Tan" **Repair****Rear Storm Door:****House Trim Color:** Royal Brown Tuxedo Gray Example Style: "Divided 1/2 Panel" **Replace:** Manufacturer: _____, Style: _____,

Size: _____, Color: _____

 Repair **Refinish:** Manufacturer & Color _____ If new color, a sample is required.**Patio Door:****House Trim Color:** Royal Brown Tuxedo Gray Example Style: "2 Panel Slider" **Replace:** Manufacturer: _____, Style: _____,

Size: _____, Color: _____,

 Repair

Other Work: description, samples, plans, photos etc... may be required for approval.

Plan view/illustration of front yard landscaping or rear deck install

Homeowner Signature Section

IMPORTANT APPROVAL NOTES:

- Any repair, replacement, installation or changes to the exterior of any property must be approved in writing by the Trust Office prior to the commencement of work.
- DO NOT BEGIN ANY WORK PRIOR TO RECEIVING WRITTEN APPROVAL FROM THE TRUST OFFICE.
- There is a \$50 fine, per repair, for commencing work without approval from the Trust, per Resolution 2019-03
- Length that Approval is valid for varies, please ask Design Review representative or consult instruction-letters.
- HOMEOWNERS ARE RESPONSIBLE FOR PROVIDING ARCHITECTURAL STANDARDS TO THE CONTRACTOR(S).

IMPORTANT NOTE: If you live in Lake Condominiums, Avon I or II Condominiums or American Way Condominiums you must contact your individual Condominium Association Board and/or Management company for their specific association requirements, approvals and signatures.

Name of Condominium Association:

Signature of Board Officer/Manager

I (we), the applicant(s) herein, certify and represent as follows:

1. I (we) are the legal owners(s) of the above described unit.
2. The work, if approved, will be done promptly by appropriately licensed contractors if necessary.
3. I (we) accept and acknowledge that the responsibility for maintaining, up-keeping etc... of the improvement(s)/change(s) shall solely be mine (ours), successors, assignees and subsequent property owners.
4. All work and the consequences thereof are solely at our risk and expense. We understand and hold the Twin Rivers Community Trust and the Board of Directors harmless on account of any consequences resulting from this approval, if granted.
5. Certain changes may affect the site plan, final surveyor Certificate of Occupancy at my (our) unit and the consequences thereof are solely at my (our) risk.
6. No representation by the Trust or the Board of Trustees, either expressed or implied is assumed hereby.

I have read and agreed to all of the conditions listed above, and I agree to abide by decisions of the architectural committee.

Yes, I agree.

Signature:

Print Name:

Date:

Yes, I agree.

Signature:

Print Name:

Date:

Contractor Signature Section

NAME:

PHONE

Business Name:

Phone #:

Address:

I have received the standards and agree to adhere to the standards provided by Twin Rivers Community Trust.

Signature: _____

Date: _____

Print name: _____

All Standards can be picked up at the Trust Office or can be found at:
www.TwinRivers-NJ.com/Architectural-Standards