

KEYSTONE OWNERS ASSOCIATION PAINT ADDENDUM

THIS PAINT ADDENDUM MUST BE INCLUDED WITH THE ARCHITECTURAL REQUEST FORM FOR PAINTING. THE KEYSTONE ARCHITECTURAL COMMITTEE WILL ONLY APPROVE PAINT REQUESTS THAT ARE FROM THE APPROVED PAINT LIST/SCHEME OR AN EXISTING COLOR ALREADY ON YOUR HOUSE.

The form from the master Association, Mountain Park Ranch, is not acceptable for requests for painting in the Keystone at Mountain Park Ranch sub-association.

Members have the option to either repaint the color that is currently on their home, or use the new color palette that was approved in February 2025. An Architectural Request Form must be completed and may be approved by the Keystone Architectural Committee as long as the following criteria are met:

- All colors must be within the Paint Scheme, including the interchangeable schemes.
- A single House/Main Body paint may be used on the entire exterior surface of the house.
- Trim colors may be used for the pop-outs.
- Garage doors must be one of the approved colors within the scheme.
- The House/Main Body is defined as any exterior wall area of the house.
- Pop-outs are architectural features that stand out or project from the straight plane of the house. Front columns are not considered pop-outs and are to be painted the same color as the house/main body.
- Walls that are the responsibility of the owner are to be painted the same color as the house/main body. The Association maintains the walls that are adjacent to the common area. If you are uncertain of wall responsibility contact the management company for clarification before painting.
- The House/Main Body color **may not** be the same House/Main Body color as your side by side neighboring houses.
- All walls of the House/Main body color shall be the same.

If you have any questions please ask for assistance from the Property Manager

I have read this complete Addendum and fully understand my painting options and guidelines:

Print Name

Signature

Date

Address

Lot

If the above guidelines are not followed, it will be considered a violation and an owner may be requested to remove the applied paint color. Adopted by the Keystone Board of Directors March 2025.