

# ARBOR GLEN CLUSTER

## Standard for Shutters

Shutters are optional (approved by DRB at the meeting held February 15, 2022, per DRB revised letter dated April 1, 2022). Homeowners have the choice of no shutters on their home, maintaining/replacing the current vinyl shutters on their home, or re-installing vinyl shutters that have been removed on their home as set forth in this plan. Those homeowners electing to maintain/replace or re-install shutters on their home must follow the specified layout for their appropriate home model. Arbor Glen has three (3) different home models, the Juniper, the Cypress, and the Laurel. Only two of these models, the Juniper and the Cypress are end units within each row of townhouses. Each of the models has its own unique arrangement of shutters on the home, which is also the case if the model is an end unit.

Shutters are vinyl and must be appropriately sized for the window and attached to window trim board and siding. The shutter color must match the approved Cluster color for your garage door(s) and front door. This document details the specifics for maintaining and re-installing shutters on your home. Table 1 shows the number of shutters for each individual townhouse (shown by house number), identifying the home model (Juniper, Cypress, or Laurel), type of unit (end or interior) and shutter color.

**The shutter layout for each townhouse model and unit type (end or interior) is as follows:**

### Shutter layout for End Units (by model)

- **Juniper** – shutters are installed on the 3 upper windows only.



**Shutters on the 3 upper windows on the Juniper end unit.**

- **Cypress** – shutters are installed on 3 small windows on the side of house and the one garage window under the upper picture window.



### Shutter layout for Interior units (by model)

- **Juniper** – no shutters on any window.



- **Cypress** – shutters on one garage window that is located under picture window on upper level.

Interior Cypress model has only 1 window with shutters.



- **Laurel** – shutters on 5 windows, the 2 garage windows, the 2 windows above garage and one small window on upper level above front porch. There are two exceptions, the Laurel models at 11767 and 11771 have shutter on only 4 windows due to location of utility boxes on garage (see note and pictures for these specific units).



Laurel is an interior unit and typically has shutters on 5 windows. Shutters on 1 small window over porch and 4 full-size windows (2 upper and 2 lower).

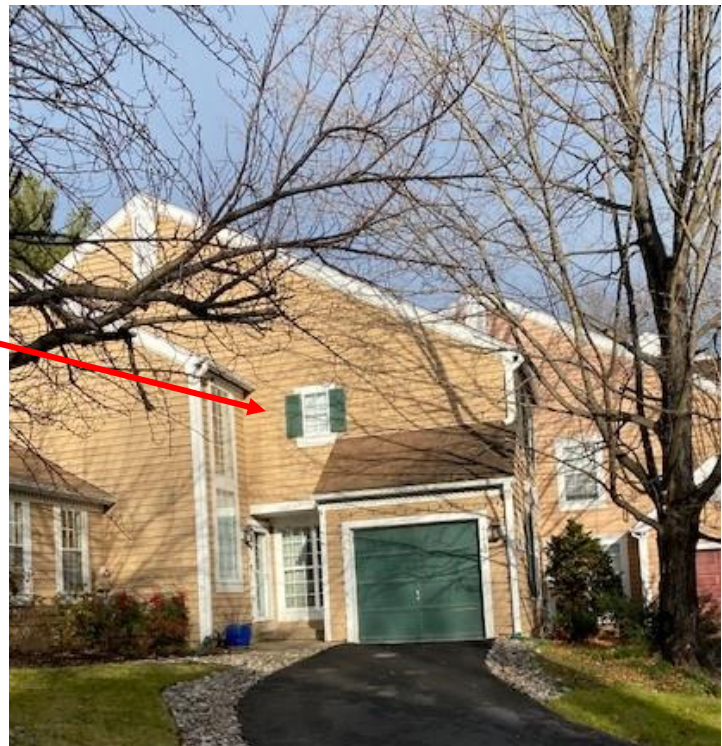
**Note:** there are two Laurel units (11767 and 11771) that can only accommodate shutters on 4 windows - one garage window (lower level) due to location of utilities boxes, the two upper windows above garage and the one small window above the front porch.



**Laurel at 11767 – 4 windows with shutters:**

- 3 windows on side (2 upper windows and one lower garage window and
- Small window located in front over porch (shown in picture below).

**Laurel at 11767 shutters on the one small window above the front porch.**





**Laurel at 11771 – 4 windows with shutters:**

- small window located in front over porch and
- 3 windows on side (2 upper windows and the one lower garage window).

## Shutter Paint Color

Shutters are vinyl and can be painted. Each townhouse in Arbor Glen has an established color for shutters, which is consistent with the exterior color of the unit front door and garage doors. The paint colors are Benjamin Moore exterior paint color:

- Cottage Red
- Hamilton Blue
- Tarrytown Green

## Vinyl Replacement Shutters:

- ***Mid America vinyl fixed louvered shutters***
  - Burgundy Red #27
  - Forest Green #28
  - Wedgewood Blue #04

*Color samples shown are not a true representation of the actual color. Please do not match to samples.*



**Table 1.** This table is to be used for the installation of shutters on units. Townhouses are grouped by rows and listed by house number, identifying model, type of unit (end or interior), the number of shutters for each, and shutter color. Refer to the standard for shutters location on each unit.

House #	Model	Type of Unit	# of shutters (pairs)	Shutter Paint Color
11701	Cypress	End	4	Hamilton Blue
11703	Juniper	Interior	None	NA
11705	Laurel	Interior	5	Tarrytown Green
11707	Cypress	Interior	1	Hamilton Blue
11709	Juniper	End	3	Cottage Red
11711	Cypress	End	4	Tarrytown G
11713	Juniper	Interior	None	NA
11715	Laurel	Interior	5	Hamilton Blue
11717	Cypress	Interior	1	Tarrytown Green
11719	Laurel	Interior	5	Cottage Red
11721	Juniper	End	3	Hamilton Blue
11723	Cypress	End	4	Tarrytown Green
11725	Juniper	Interior	None	NA
11727	Laurel	Interior	5	Cottage Red
11729	Cypress	Interior	1	Tarrytown Green
11731	Laurel	Interior	5	Hamilton Blue
11733	Juniper	End	3	Cottage Red
11735	Juniper	End	3	Tarrytown Green
11737	Cypress	Interior	1	Cottage Red
11739	Laurel	Interior	5	Hamilton Blue
11741	Juniper	Interior	None	NA
11743	Cypress	End	4	Cottage Red
11745	Juniper	End	3	Tarrytown Green
11747	Cypress	Interior	1	Hamilton Blue
11749	Laurel	Interior	5	Cottage Red
11751	Cypress	End	4	Tarrytown Green
11752	Cypress	End	4	Cottage Red
11754	Juniper	Interior	None	NA
11756	Laurel	Interior	5	Hamilton Blue
11758	Cypress	Interior	1	Cottage Red
11760	Laurel	Interior	5	Tarrytown Green
11762	Juniper	End	3	Hamilton Blue
11753	Cypress	End	4	Hamilton Blue
11755	Juniper	Interior	None	NA
11757	Laurel	Interior	5	Cottage Red
11759	Cypress	Interior	1	Hamilton Blue
11761	Laurel	Interior	5	Tarrytown Green
11763	Juniper	End	3	Cottage Red
11765	Juniper	End	3	Hamilton Blue
11767	Laurel	Interior	4	Tarrytown Green
11769	Cypress	Interior	1	Cottage Red
11771	Laurel	Interior	4	Hamilton Blue
11773	Juniper	Interior	None	NA
11775	Cypress	End	4	Cottage Red