

# POWHATAN SECONDARY of WILLIAMSBURG

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ARCHITECTURAL GUIDELINES

May 18, 2021

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## **PREFACE**

The purpose of these guidelines is to assist our homeowners in adhering to the Covenants and Restrictions regarding plans submitted for modifications, alterations or additions made to any new or existing structures and any significant alteration or improvement to any lot undertaken in Powhatan Secondary. These ARCHITECTURAL GUIDELINES have been incorporated into POWHATAN COMMUNITY SERVICES ASSOCIATION'S (PCSA) Book of Resolutions and shall serve as the primary guide of the ARCHITECTURAL REVIEW COMMITTEE (ARC). Articles VI, VII and VIII of the Covenants and Restrictions are the basis for many of the provisions included in this document.

The ARC is created via Section 6.1, Article VI of the amended and restated BYLAWS and Article VI of the amended and restated DECLARATION OF COVENANTS AND RESTRICTIONS of PCSA. Its stated function is to control the external design appearance, use, location, and maintenance of the properties and of improvements in POWHATAN SECONDARY of WILLIAMSBURG.

**It is the responsibility of each Homeowner to request and obtain ARC approval for any exterior additions or modifications prior to commencement of such alterations.**

**This revision supersedes the July 21, 2020 version of the Architectural Guidelines.**

## REVISION HISTORY

| <b>Revision Date</b> | <b>Section</b> | <b>Page</b> | <b>Changes Made</b>                            |
|----------------------|----------------|-------------|--|
| January 31, 2018     |                |             | Baseline                                       |
| July 21, 2020        | 1.c.v          | 5-6         | Added Solar Panel section                      |
| May 18, 2021         | 4.1            | 16          | Changed Color Palette paragraph and attachment |

# **POWHATAN SECONDARY'S ARC GUIDELINES**

## **1) RESIDENTIAL STRUCTURES**

On lots designated for single-family residences, no more than one detached private dwelling unit and attendant outbuilding shall be erected on any one lot. The use of such unit for dwelling purposes shall be limited to a single family. An attendant outbuilding shall be within county requirements and shall be limited to a maximum of 150 square feet.

### **a) Dwelling Size Restrictions**

- i) Square Footage: The floor area of the enclosed heated living portion of the main structure on any lot shall not be less than 1,300 square feet for a one-story structure or less than 1,800 square feet for any structure of more than one story unless prior, written consent has been granted by the ARC. Exceptions or variances to these minimum square footages shall be the sole discretion of the ARC. A dwelling shall be deemed to be a two-story or split-foyer if the upper level has a floor area of not less than eighty percent of the lower level. "Enclosed portion" shall mean the interior living space of the structure and does not include basement, garage, breezeway(s), or extended covered areas, such as porches, patios, and balconies.
- ii) Unit Length: The maximum frontage of the home at the building line is limited by the side yard requirements. A minimum dimension of 30 feet is normally required for the combined side yards at the front building line. Each side yard must have a minimum dimension of 10 feet unless otherwise authorized by the ARC.
- iii) Unit Height: The maximum height for any home is 35 feet as measured from the average exterior grade elevation along the home.

### **b) Completion of Structures**

- i) All structures must be substantially completed in accordance with the plans and specifications approved by the ARC within twelve months after construction of same has commenced, except that the ARC may grant extensions where such completion has been made impossible because of matters beyond the control of the Owner or Builder (e.g., strikes, casualty losses, national emergencies, or natural disaster). Smaller structures (such as storage buildings, decks, fences) shall be completed within 90 days after initiation.

### **c) Architectural Styles, Exterior Colors, Exterior Materials, Roofing, Solar Panels, Windows**

- i) Architectural styles must be as authentic as practical. Mixtures of architectural styles in one building will not normally be approved. For example, a Colonial home of the Georgian period should respect the details and disciplines of that period and not include Colonial designs of other eras. In addition, to maintain diversity of architecture within neighborhood areas, essentially complete duplications of exterior architectural design will not be permitted when both structures are visually within range of each other.

ii) Exterior Colors:

- (1) Exterior colors and materials must be in harmony and in earth color tones, consistent with the approved color palette (See Attachment 1). Bright colors and colors such as baby blue, pink, and exotic hues are not within the generally acceptable color range.
- (2) All changes in exterior colors require prior approval by the ARC.

iii) Exterior Materials:

- (1) Exterior materials of shiny metallic surfaces and simulated wood, brick, or stone will not normally be approved.
- (2) Plywood siding or similar T111-type material is not acceptable.
- (3) Beaded vinyl siding and aluminum siding of selected widths are acceptable.
- (4) Visible concrete block foundation walls are unacceptable as a design element in this community; in most instances, the visible portion must be brick. The only exception will be in areas where the wall is confined to an area essentially not visible to adjacent homeowners or those passing by and these must be “parged” (stuccoed).
- (5) Any change in exterior material requires prior approval from the ARC.

iv) Roofing:

- (1) All plumbing vents, fan exhausts, and other necessary roof equipment must be on the rear slope of the roof or otherwise screened from the street.
- (2) Flat roofs are not acceptable.
- (3) Exposed aluminum roofing may not be used.
- (4) Standing seam tin or other metal roofs [where allowed] shall be painted and detailed as stipulated by the ARC.
- (5) Roofing materials exposed to view or on slopes shall be of a permanent quality, such as wood shingles or shakes, slate, cement-asbestos, asphalt shingles of approved color and grade, or other suitable roof material.
- (6) Chimneys must be appropriate in size, scale, material, and design to the style of roof and architecture.
- (7) Any change roofing material or color requires prior approval from the ARC.

v) Solar Panels:

- (1) An application and approval are required for installation of new solar panels or solar shingles, or replacement of existing solar panels or solar shingles. Design, size and location are of paramount importance in the consideration of an application for the installation of solar panels or solar shingles.
- (2) General Guidelines: No attempt is made in these Guidelines to detail the variety of solar collectors and their application and installation. Approval by the ARC will consider their value as energy conserving devices versus their possible

adverse visual impact on the neighbors and the general neighborhood. Applications for solar collectors constructed on any lot, or attached to the dwelling, are required. The ARC will evaluate them for approval on a case-by-case basis.

- (3) Application Contents: While the ARC may approve installation of solar collectors, PCSA does not endorse construction methods or safety of such improvements and will not be liable for any property damage or injury that could be construed to have been caused by this improvement. The Homeowner is responsible for obtaining James City County construction and electrical permits and inspections including a roof structural adequacy inspection. In addition to the general requirements of the 2019 PCSA ARC Application Form, the following items must be addressed on all applications for solar collectors:
- (a) Provide a manufacturer's/installer's brochure which shows the type of solar collector to be used, its anticipated location and its dimensions.
  - (b) Detailed drawings and plans, to scale, showing front and side elevations, proposed location of solar panels/shingles on the dwelling roof,, and exterior dimensions of the roof and all solar panel equipment/ or solar shingles to be installed.
  - (c) Solar panel or solar shingle material(s), color(s), and description(s), and color of existing roofing material.
  - (d) The preferred location of solar panels shall be on the dwelling's roof. Ground mount systems are only allowed in the event that there is sufficient space and property and building are such that a ground mount system is required for collection of energy.
  - (e) Solar panels should be located on that part of the dwelling's roof least visible from the nearest street or parking lot, as applicable, unless this precludes adequate sunlight reception.
  - (f) All external wiring and cabling shall be inconspicuous, routed along the natural edge lines of the dwelling (e.g., roof peaks, roof edges, side wall corners, overhang joints, soffit lines) and fastened to the structure at points no more than ten feet apart.
  - (g) Solar shingles may be considered on a case-by-case basis provided the applicable standards for the type dwelling are met. Solar shingle color must be consistent with color of the dwelling's roof shingles, and solar shingles must be installed so as to blend in with the traditional roof shingles.
  - (h) Installation of solar panels or solar shingles is not a valid basis for tree removal, tree topping, or significant (more than 25%) tree trimming.
  - (i) Solar panels that are no longer in service are not authorized and shall be removed.

vi) Windows:

- (1) Mill-finished aluminum windows and sliding glass door frame trim will not be

approved.

- (2) Architectural style of windows should be limited to one type, when possible. (For example, avoid using contemporary sliding glass doors with Colonial windows).
- (3) All curtains, draperies, window shades, window blinds, and window hangings should present a neutral palette (normally white or off-white) when viewed from the outside of the building.
- (4) Window openings and heights should relate to other design features of the house. Avoid the unplanned look of smaller bathroom or kitchen windows in visual conflict with windows of major scale.
- (5) Any change in window style, material or color requires prior approval from the ARC.

**d) Site Work**

- i) Brick or masonry walls at the ends of culvert pipes of driveway entrances are not permitted.
- ii) Driveway designs must be done with minimal disruption of natural grades.
- iii) If slopes resulting from site grading are not at such an angle as to permit quality maintenance in grass, they must be stabilized with appropriate ground cover. Site grading must be done so as to avoid drainage of surface water onto an adjoining lot, to the detriment of that lot. Natural drainage patterns must not be interfered with so as to impede the normal flow of surface water.

iv) Lawns.

- (1) In general, it is recommended that lawns be limited to relatively restricted areas around the principal buildings on a home site, and that the balance of the property, insofar as is practicable, remain in forest flora. This has the obvious advantage of minimal disruption of the immediate environment, ensures the prospering of established trees, and offers the additional advantage of minimal maintenance.
- (2) Landscape plant materials should be of native varieties (they look best and should live).
- (3) Yards that present no green grass at all are generally discouraged. In those instances where the total yard is so-called natural, care must be taken to present a planned, "groomed" appearance; continuing maintenance is required to keep out tall grass and noxious weeds.
- (4) While the ARC does not wish to be about the business of policing grass height, yards need to be maintained well enough to avoid devaluing any adjacent homes. With that in mind, the maximum acceptable height of grass on a lawn (or weeds in a "natural" yard) is six inches.

v) Landscaping.

- (1) No tree, hedge or other landscape feature shall be planted or maintained in a location, which obstructs sight lines for vehicular traffic on public streets.



- (2) No pavement, plantings or other landscaping materials may damage or interfere with any easement for the installation or maintenance of utilities.

vi) Vegetation.

- (1) No live trees with a diameter in excess of five (5) inches, no flowering trees in excess of three (3) inches, no live vegetation on slopes of greater than 20% gradient, may be removed without the consent of the ARC.
- (2) Removal of any tree or trees deemed a danger to any home will be approved if requested.

vii) Hardscaping.

- (1) Hardscape involves stonework including stone retaining walls, patios and walkways, grading and drainage including terracing, site grading, and storm water management.
- (2) Retaining walls are expensive and often difficult to construct; thus, other alternatives are usually preferable. However, retaining walls will be permitted if well designed and constructed properly of approved materials (such as colored decorative block).
- (3) The ARC must approve all such proposed installations.

viii) Swimming pools.

- (1) Swimming pools should be of moderate size and must be sited with minimal disruption of natural grades.
- (2) An opinion by a qualified civil engineer is required to certify that the swimming pool or its related decking, pavement or other site work will not create rainfall runoff issues for neighboring lots.
- (3) All swimming pools must have appropriate fencing that complies with James City County construction code requirements.
- (4) Erosion control, such as straw bales, straw matting, and seeding or sodding must be used to prevent the washing of earth into drainage ways, lakes, and ravines both during and after construction.
- (5) Design and implementation of site work must provide for necessary drainage pipes and drainage ways to ensure stabilization and to prevent future erosion. Provisions must be made for existing drainage courses and structures.
- (6) No existing drainage structures may be tapped or altered without prior ARC approval.

ix) Septic Tanks.

- (1) No septic system for the disposal of sewage shall be constructed on any lot except with the consent of the entities at the time furnishing sewage disposal to the Properties.

**e) Garages**

- i) Generally, garages should be visually played down in architecture.
- ii) Where site conditions permit, garages must be entered from the side or back of the house.
- iii) Lites (glass windows) will not be permitted in any overhead garage door.

**f) Exterior Post Light**

- i) Each home having its own mailbox is required to maintain the general design and location of the original developer installed mailboxes and posts (see section 2. C. "Post Structures, Mailboxes, Post Lights and Paper Tubes) below.
- ii) Post lights will be maintained and operated at Owner's cost. All post lights will be black.
- iii) Post lights should use a clear white or frosted white incandescent 60-watt bulb, equivalent CFL bulb, or equivalent LED bulb. A 60-watt equivalent low voltage replacement for the original post light is acceptable, but will require additional wiring to a transformer and therefore not recommended.
- iv) Solar lights typically do not provide sufficient illumination or battery duration and are not recommended.

**2) OTHER RESIDENCE-SPECIFIC REQUIREMENTS/STANDARDS**

**a) Fences**

- i) While some fences are acceptable, the concept of completely screening one residence from another by use of high "stockade fences" is strongly discouraged. The use of natural fencing materials is recommended.
- ii) No fencing is authorized without prior written approval of the ARC. See also Section 1 d) viii) (3) concerning compliance with James City County regulations where the fence forms part of a swimming pool enclosure.
- iii) In considering where to place the fence, it will normally be desirable that it be located essentially on or just off the property line, particularly along the side lines. When viewed from the street, the collective fencing of two abutting neighbors should not have a "dead space" or gap between them.
- iv) Any request for a new or replacement fence requires written approval of the abutting neighbor (front, side, and back), and approval to connect to an existing fence to avoid creating a gap.
- v) In the instances where there may be gaps between fences on the rear boundaries, property owners are responsible for maintaining that portion of their yard that remains outside of the fenced area.
- vi) The ARC recommends that fencing not come any further forward than the rear of the house. In certain situations, bringing a fence to the halfway point of the side of the house may be authorized. For example, enclosing central air conditioning units,

whole house generators or crawl space access is acceptable.

- vii) In those special instances where the ARC does approve a privacy fence, that fence shall be "finished" at least on the side facing the abutting property owner, and on both sides if deemed necessary by the ARC. A common fence that offers limited privacy is termed a "shadow box" design with boards alternating on either side. Unless all parties involved consummate different agreement, the full cost of the fence will be borne by the property owner who initiates action for the fencing.
- viii) In considering a picket fence, note that the pickets will be on the outside and the rails on the inside.
- ix) The maximum height of a fence will normally be five feet (60").
- x) The minimum thickness of fencing material (e.g., pickets or shadow box boards) will be 3/4" finished.
- xi) Examples of wood, vinyl or aluminum rail fence styles that may be approved for individual sites are depicted in Attachment 2.
- xii) Chain-link, wire, or other utility type fences will not be approved.
- xiii) Plywood fences will not be approved.
- xiv) Freestanding brick walls should reflect the detailing, color, and character of the house.
- xv) Fences that enclose any drainage easement must comply with James City County regulations. If fences enclose a drainage easement, they must not interfere with the free flow of surface water. The elevation and contour of the drainage easement must be maintained.
- xvi) Each fence request is evaluated on its own merits. The mere fact that a fence has been allowed previously in any location is no guarantee the same item will be approved for another site.

**b) Other Structures/Objects**

- i. Air conditioner units, whole house generators and similar exterior equipment:
  - (1) Such equipment shall ideally be situated behind the residence and not visible from the street (corner lots excepted).
  - (2) If such units are placed in front of or on the side of the residence, they must be screened from view from the street by a fence enclosure or by shrubbery.
  - (3) Such units must limit noise to 70 decibels, measured at a distance of 7 meters (approximately 23 feet).
- ii. Storage Buildings:
  - (1) Separate, small structures for storage of such items as garden tools are discouraged, but will be allowed in selected instances where the ARC is satisfied that the structure can successfully blend into the environment.
  - (2) The basic requirements are that the dimensions normally not be greater than 10' x

12'; that the design be colonial and have either an "A" style or "hip" roof, that the pitch of the roof be at least 5/12; and that the siding, roof shingles, and trim color match that of the house.

- (3) In any event, all such construction over 36" in height requires prior approval.
- (4) The preferred location is behind the main residence, so the structure cannot be seen from the street.
- (5) Stick-built storage sheds may be accepted. Details of the design must be submitted with application.
- (6) See Attachment 5 for details on an acceptable purchased model.

iii. Sunrooms/Screened Porches:

- (1) Often these structures are additions to a house, conceived after the Occupant moves in. They should complement the house rather than appearing to be a separate structure.
- (2) The roof should meet the requirements called out in paragraph 1 c of these Guidelines and have a pitch that matches that of the house (minimum of 8/12) where feasible.
- (3) Shingles should be the same as the house.
- (4) Siding and trim color should match that of the house.
- (5) If there is a foundation, it should be bricked to match the house.
- (6) If the room or porch is constructed over an existing deck, the base should be concealed with lattice (or equivalent).

iv. Dog Houses/Pens:

- (1) Doghouses are discouraged but will be considered when adequately screened from view of neighbors or those passing by.
- (2) Small, fenced pens may be allowed if made to appear unobtrusive (chain link fencing will not be authorized). Natural (evergreen) vegetation is most successful for "screening" material.

v. Portable Basketball Assemblies:

- (1) While assemblies in the Owner's driveway are permitted, the Virginia Department of Transportation (VDOT) does not allow them within their right-of-way (which includes not only the paved street but also the grassed area to a point approximately five feet back from the pavement. Individuals leaving them within the right-of-way (such as on a cul-de-sac) run the distinct risk of having the apparatus confiscated by VDOT.

vi. Children's Play Structures:

- (1) Playhouses swing & slide sets and similar recreational structures require ARC approval prior to installation.
- (2) Such items shall be located in the rear of the property, ideally behind the house so

as to be screened from the street and have adjoining neighbors' approval.

- (3) The structure shall conform in a neutral color to include canvas parts.
- (4) NOTE: Tree houses, play-sets, and any elevated improvement can be a hazard and cause/be the cause of injury. While the ARC may approve construction of such structures, PCSA does not endorse construction methods or safety of such improvements and will not be liable for any property damage or injury that could be construed to have been caused by this improvement.

vii. Miscellaneous:

- (1) Other portable structures or objects, such as soccer goals, trampolines, etc. are allowed so long as, in the opinion of the ARC, as strengthened by the feelings of abutting property owner, they do not promote a visual or intrusive nuisance.

**c) Post Structures, Mailboxes, Post Lights and Paper Tubes**

- i) Post structures, mailboxes and post lights shall be one of the three required designs. The exact models of posts, mailboxes, and post lights are no longer available. Replacements when necessary shall be as close as possible to the original form, size, and style as depicted in Attachment 3.
- ii) Design "A" is the required design for The Colonies section.
  - (1) The post structure is a tubular metal design with integral mailbox. The color shall be black.
  - (2) The post light shall be at a height of approximately five feet.
  - (3) An acceptable replacement for the post light shall be black, approximately 18" high with six panels.
- iii) Design "B" is the required design for the Berkeley section.
  - (1) It is a vinyl post design. The color shall be black.
  - (2) An acceptable replacement for the mailbox shall be black, and approximately the same size and shape as the original.
  - (3) An acceptable replacement for the post light shall be black, approximately 15" high with four panels.
- iv) Design "C" Is the required for all other sections (Essex, Sussex, Powhatan Woods, Westover, Wythe and Clusters).
  - (1) It is a cedar wooden post design.
  - (2) The wood shall be stained Olympic Oxford Brown or equivalent.
  - (3) An acceptable replacement for the mailbox shall be black, and approximately the same size and shape as the original.
  - (4) An acceptable replacement for the post light shall be black, approximately 15" high with four panels.

- v) Note that Waterford, Villages, Powhatan Place and Cromwell Ridge have separate requirements administered by their sub-associations.
- vi) When placing street numbers on the mailbox or post, the ARC recommends 4 inch height and reflective to aid emergency vehicles in locating your residence at night.
- vii) Paper tubes may be of the design provided by the newspaper distributors or a rectangular box affixed to the mailbox post.
- viii) While the builder provides the initial installation, replacement items are the responsibility of the homeowner.
- ix) Any resident desiring a replacement of post structures, mailboxes or post lights must submit a request to the ARC prior to installation.

**d) Window Air Conditioners**

- i) Window air conditioner units will not be allowed.

**e) Exterior Antennae**

- i) All residents shall be required to comply with the FCC regulations of 1996 "Over-the-Air Reception Devices Rule". This publication (<https://www.fcc.gov/media/over-air-reception-devices-rule>) clearly covers guidelines for the placement and size requirements of satellite receiving equipment and television antennae.
- ii) The ARC prefers the aforementioned devices not be attached in the front of any house if there are less noticeable placement options that would downplay view of such devices.
- iii) Commercial and/or recreational HAM (VHF, UHF) transmit/receive station mast and antenna configurations that do not fall under the FCC's guideline for residential areas shall not be permitted.

**f) Exterior Clothes Drying Appurtenances**

- i) Clotheslines and other clothes drying apparatus will only be allowed when, in the opinion of the ARC, the item is satisfactorily screened from public view.

**g) Trash Receptacles**

- i) All trash receptacles shall be stored in a manner making them essentially not visible to those passing by on the street and not objectionable to neighbors.
- ii) For those who do not wish to store them inside the garage, the recommended solution is a four-foot high picket or wooden or vinyl lattice enclosure.
- iii) Trash containers left at the street for pick up shall be returned to their storage location by the end of trash collection day.

**3) MISCELLANEOUS**

**a) Storage of Boats, Trailers, and RVs**

- i) Such equipment should be stored in garages or locations other than Powhatan

Secondary (e.g. commercial storage sites).

- ii) Visible temporary parking/storage of boats, trailers, recreational vehicles, house trailers, and motor homes shall occur only on the property of the owner and shall not exceed three days in any ninety-day period. In no instance may the item be left on the street.

**b) Passenger or Utility Vehicles**

- i) Overnight parking on the street of operable private passenger vehicles is discouraged. Operable private passenger vehicles may include standard and mini-vans; vehicles similar to a Suburban; 4-wheel drive vehicles; and pick-up trucks used by residents as private vehicles.)
- ii) Overnight parking of all vehicles other than licensed, operable private passenger vehicles shall be in garages or screened enclosures approved by the ARC or in areas designated by the PCSA for such parking or storage. Overnight parking on the street of such vehicles is not permitted.
- iii) Violations are the responsibility of the James City County Police Department.
- iv) Pick-up trucks and all other vehicles set up for private contracting or commercial activities and displaying visible open storage of construction items, debris, etc. shall be stored in garages.
- v) Except for emergency repairs, no owner shall repair or restore or permit others to repair or restore any vehicle upon his or her property unless it is done in garages or screened enclosure specifically approved by the ARC for that purpose.
- vi) No stripped down, partially wrecked, inoperable or junk motor vehicle (or sizable part thereof) shall be permitted to be parked, raised on blocks, or otherwise kept on any Lot or street.

**c) Signs**

- i) No signs of any type shall be displayed to public view on any Lot or Common Area without the prior written consent of the ARC, except customary name and address signs as well as lawn signs (of not more than four (4) square feet in size) advertising the Lot / Home for sale or rent (which may only be placed on the private property of the Owner).
- ii) In accordance with the James City County Sign Ordinance, temporary “open house” signs may be placed at intersections with consent of the property owner at the intersection but “open house” signs may be displayed only when the residential unit is open for public viewing under the direction of an on-site representative of the Owner.

**d) Trash Burning**

- i) The outdoor burning of leaves, trash, and similar material is not permitted on any developed Lot in Powhatan Secondary. Burning of leaves is additionally specifically outlawed in this area by a James City County ordinance.

**e) Control of Pets**

- i) Subject to limitations as may from time to time be set by the ARC, generally recognized house or yard pets (in reasonable numbers) may be kept and maintained at an occupant's residence, provided such pets are not kept or maintained for commercial purposes.
- ii) All pets must either be on a leash or under the direct control of their owner when they are outside the occupant's premises and must not become a nuisance to other residents.
- iii) Owners are responsible for cleanup of their pet's waste on all public, common or other residents' property.

**f) Use of Power Boats on Recreational Lakes**

- i) The use of non-powered boats on the three Lakes / Ponds in Powhatan Secondary is allowed. Gasoline-powered motorboats are not authorized except in very special instances necessary for public safety.

**g) Model House/Exhibits**

- i) No owner except the Developer shall permit any structure on his Lot to be used as a model house or exhibit without the written consent of the ARC.



#### 4) ATTACHMENTS

1. Color Palette: All applications for exterior color changes will be considered on an individual basis. Not all colors will be approved. The requested color must be in the Benjamin Moore Williamsburg® Paint Color Collection and consistent with the surrounding colors of the applicant's neighborhood. Some of the collection's colors are only acceptable for interior use, while others are only suitable for trim, doors, and shutters, and not for the body of the house. The body or siding color of the house must be an earth tone. Unacceptable body or siding colors include, but are not limited to, such bright colors as baby blue, pink, cherry red, orange, neon, fluorescent, and other exotic hues, and also such dark colors as black, chocolate brown, and navy blue. The ARC must review and approve all exterior color changes to ensure the color choice is harmonious with the immediate neighborhood, and is not overly represented therein. The table below contains the palette of colors in the Benjamin Moore Williamsburg® Paint Color Collection.
2. Examples of Acceptable Fences: There must be an application for approval of any fence. The mere fact that a fence has been allowed previously in any location is no guarantee the same item will be approved for another site.
3. Examples of Acceptable Post Structures, Mailboxes and Post Light Structures: There must be an application for approval of any replacement post structure, mailbox or post light. The illustrations in Attachment 3 are for guidance only since the original models are no longer available. The mere fact that a replacement model has been installed previously is no guarantee the same model will be approved.
4. Example of Acceptable Storage buildings: The "Madison" model, which can be ordered from Lowes, is representative of acceptable models. It is not listed in the catalogue but can be ordered at the store.
5. Application Form: The current form is to be used to request permission of ARC to do work regulated by these standards.