

Architectural – Windows – Sliding Glass and French Doors

Remember to submit the [Standard Form for Architectural Change Form](#) to obtain approval if installing new and/or replacement windows and/or external doors.

Window(s) – replacements shall match original builder’s dimensions, design, style, frames white in color and white grids in a square pattern inserted in the glass.

- Installation of an additional window (beyond builder placement) is possible, but will be based upon design, placement, and upon ARB approval.
- Windows are to have screens and can be single or double hung in style



example

The Barcroft model – has an (8) sided front “portal” window installed by the builder

- This window if replaced is to remain this style, size, and configuration



example

Egress Window(s) – The original houses in The HAMLETS were not constructed with lower level egress windows for Lots that have in-ground lower levels. If a Lot owner plans to convert / install a lower level egress window, the same parameters of style, design, and color stated above apply. Also, all Lots that have the original lower level builder installed “metal-framed” ½ side window can be replaced with a vinyl window without grids as the smaller size would not be conducive.



Example of ingress/egress window



Example to replace only the lower level metal frame window

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Exterior Rear Sliding Doors – replacements shall match original builder’s dimensions, design, style, frames white in color and white grids in a square pattern inserted in the glass. French Doors can be added as an upgrade following the same previous parameters, etc.



Example of original builder Sliding glass door



Example of possible French Door

With Reference to: Rules and Regulations of The HAMLETS

IV. Architectural Guidelines and Regulations

(1) Architectural Guidelines and Regulations; Restrictive Covenants

(E). The exterior of all structures, including walls, doors, windows and roofs, shall be well maintained, and remain original builder colors or as approved by the Architectural Review Board.

Questions can be directed to HOA Board and/or ARB members and refer to the HOA webpage at: www.thehamlets.com for additional color samples, information, and the “Contact Us” section.