

## **Stony Ridge Condominium Association Policy Statement**

**Policy Title:** Brick Pavers/Stamped Concrete on Walk-out units and/or Brick Pavers on each side of the Driveways

**Date Adopted:** May 2020

**Policy Statement:** This policy covers two different areas - both areas are utilizing pavers and/or stamped concrete. This policy allows for co-owners install brick pavers or stamped concrete on their walk-out level of their condo and brick pavers on each side of the driveways.

### **Under the Deck:**

The builder installed natural grass under the decks, outside the walk-out sliding doors. It is up to each co-owner to decide if they want to add brick pavers or stamped concrete to that area or leave it as natural grass.

For pavers and stamped concrete: The footprint of this area must either be the same size as your current deck or smaller; it cannot be larger or extend pass the current decks footprint. If you choose to use a pattern, it must be detailed out in a drawing and the color must blend in with or compliment the current bricks. The color will need to be specified. A detailed drawing, including the area going to the back steps; with measurements will need to be included with the modification form.

Sprinkler heads that interfere with any pavers/stamped concrete must be moved at the co-owner's expense.

**The maintenance of this area, regardless of which product is used, is strictly the co-owner's responsibility.**

### **Driveway Pavers:**

Pavers may be added on each side of the driveway to give the co-owners a little more room in getting in and out of their vehicles. The width of these pavers must coincide with the width of the garage of the condominium. They need to run the full length of the driveway, from the condo down to the street. There is a slight flair at the street level, which is acceptable. At the top of the driveway, by the condo, the pavers can follow the natural

curve of the walkway. The color must match the other pavers in the community.

If a co-owner chooses to add pavers to each side of their driveway, they will need to complete a modification request, including a detailed drawing, and a sample of the paver colors.

Sprinkler heads that interfere with any pavers must be moved at the co-owner's expense.

**This applies to under the deck pavers/stamped concrete and /or driveway pavers.** The current co-owner and all future co-owners understand that this modification [care and maintenance] stays with the condo from co-owner to co-owner and is the full responsibility of that co-owner.

**Important Note: The co-owner must always submit an Alteration/Modification Request form to the management company and that request must be approved by the BOD prior to any work being started.**