

MAPLE RIDGE CREEK VILLAGE CONDOMINIUM ASSOCIATION POLICIES

POLICY NUMBER: MRC007
POLICY TITLE: ENCLOSED PORCH WINDOWS* POLICY
ADOPTED: 5/8/2000
LAST REVIEWED: 2/19/ 2018 ; 11/1/2022
POLICY REVISED: 12/17/ 2007

POLICY STATEMENT:

1. Existing window openings cannot be changed dimensionally in order to maintain the exterior appearance.
2. Screen installation must be from the inside, also to maintain exterior appearance.
3. Window frames may be aluminum or vinyl and the color may be either white or a color that matches the trim of the unit.
4. Glass may be single pane or double insulated, and may be of the low emissivity type, tint level not to exceed Sungate 100.
5. The style may be awning, single casement, single piece inserts, or double hung windows. In the event the porch is elevated, windows over the landing of the deck may be casement but the windows over the stair must be stationary. [See attached diagram.]
6. If glass, all six lower windows must be made of tempered glass to comply with building codes.
7. **The obligations under this policy shall run with the unit and shall be binding upon any successors or assigns of the unit.**

***NOTE: Co-owners must submit a MODIFICATION REQUEST FORM and a DETAILED DIAGRAM to the Management Company. APPROVAL must be obtained PRIOR to having this work started.**

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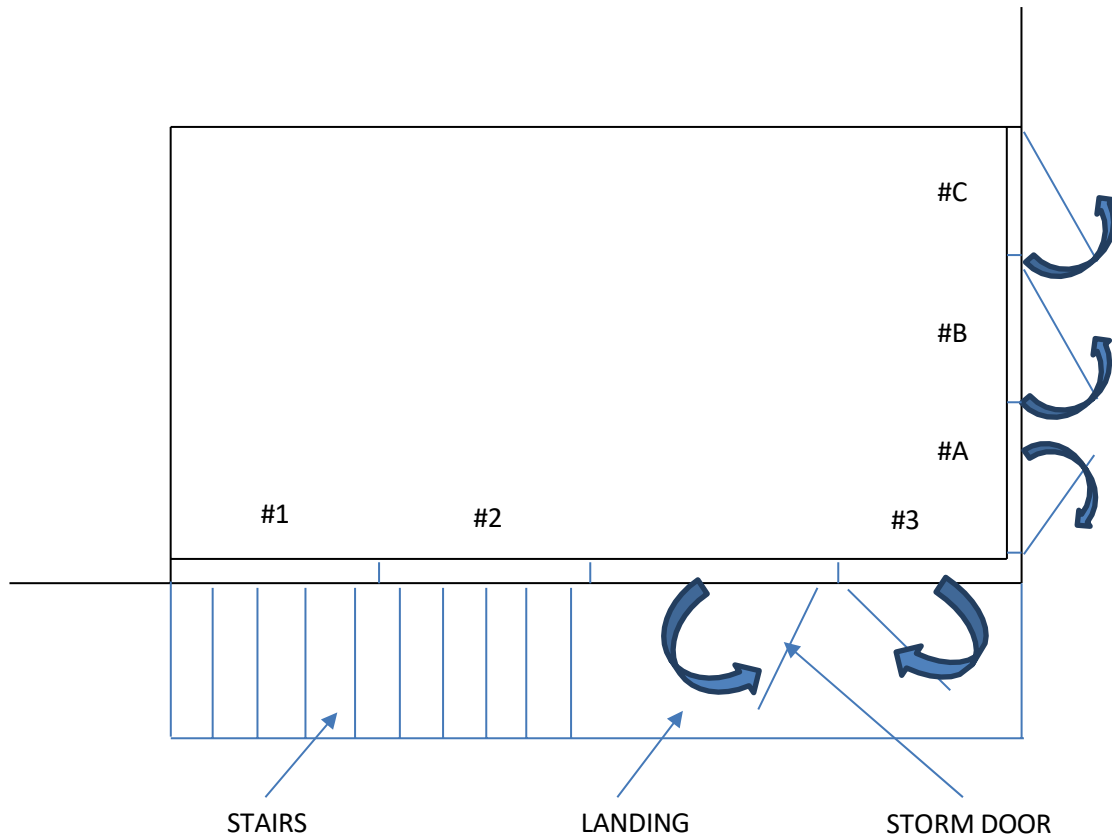


Diagram of the plan view of the porch showing
window placement & openings