

**Parc Bethany Homeowners Association  
4804 NW Bethany Blvd., Suite I2, 201  
Portland, OR 97229**

Homeowner  
Parc Bethany Neighbor

Subject: Roof design guidelines

Dear Homeowner,

Parc Bethany is a planned community created and governed by recorded deed restrictions (CC&R's). The purpose of this concept is to ensure that Parc Bethany would develop as it was originally envisioned. Specific restrictions have been established in order to preserve the uniform and aesthetic appeal of the community. This letter is sent to all homeowners to make you aware of the roof design guidelines and process to follow if you are contemplating making such changes.

As the neighborhood ages maintenance or replacement of your roof may be necessary. If you are planning to repair your roof, no approval by the Architectural Committee (AC) is necessary. However, if you plan to replace your roof, the CC&Rs state that the AC must approve any roof material prior to the start of construction. For your convenience we have attached the Roof Design Guideline. The AC Home Improvement Approval Application form is available on the PBHOA website ([parcbethanyhoa.com](http://parcbethanyhoa.com)).

Please contact the Architecture Committee at [architectural@parcbethanyhoa.com](mailto:architectural@parcbethanyhoa.com) to discuss any questions you may have in planning roof construction. We appreciate your prompt attention to this matter for the benefit of all the property owners within the Parc Bethany community.

Your efforts to keep Parc Bethany an outstanding community are appreciated.

Sincerely,  
Parc Bethany HOA Board of Directors

Weston Nelson  
President

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## **ROOF DESIGN GUIDELINE**

NOTE: PROPOSAL MUST BE SUBMITTED TO ARCHITECTURAL CONTROL COMMITTEE USING THE *REQUEST FOR HOME IMPROVEMENT APPROVAL APPLICATION* **AND APPROVED BEFORE** STARTING WORK.

**DEFINITION** : Any roof built or placed on a any structure requiring roofing material including the home and out building whether attached or stand-alone. (e.g., garden shed, gazebo, playhouse, doghouse, etc.)

1. Material: Must be tile, wood shake, or Certaineed Presidential TL (triple layer) composite.
2. Outbuilding roof must be of the same material as the home.
3. Color:
  - a. tile color must be natural earth tones,
  - b. wood shake must be natural and not colored or stained,
  - c. Certaineed Presidential TL composite must be Charcoal Black, Shadow Gray, Country Gray, Autumn Bark or Autumn Blend.