

# WELLINGTON PARK HOMES ASSOCIATION

## Roofing Replacement Guidelines

This Specification covers acceptable materials for use in the replacement of roofs of all single family homes within the Wellington Park Homes Association.

Acceptable materials for roofs shall be:

### A. Wood Shakes:

1. Number 1 or 2 grade
2. Minimum ½" thickness measured at butt of shingle

### B. Laminated Composition Shingles:

1. Architectural shingle with shadow lines and or relief imitating wood shakes.
2. Required to be installed with preformed ridge shingles similar to *Elk Prestique Plus* or *Owens Corning Oakridge series*.
3. Shall have the appearance and color range of natural weathered cedar shingles or cedar shakes.
4. Required to be U.L. Class A fire rated material.
5. Required that the contractor install in accordance with the manufacturers recommendation for the selected type of material used.

All other roof materials are subject to approval on an individual case basis by the Architectural Control Committee (ARC). Replacement roof requests for all other roofing materials shall have an appearance and quality consistent with the wood shake or laminated composition shingle guidelines.

This letter certifies that \_\_\_\_\_ is familiar with the above Wellington Park specifications for Roof Replacement (dated April 2006), and the materials planned for this project fall within the acceptable guidelines. In addition, \_\_\_\_\_ shall provide a copy of the manufacturer's warranty and honor the manufacturer's warranty provided with the roofing materials deployed for this homeowner.

\_\_\_\_\_ Roofing Contractor Signature

\_\_\_\_\_ Homeowner Name

\_\_\_\_\_ Property Address

\_\_\_\_\_ - Date