

ACC GUIDELINES

All ACC bulletins and the stain color chart may be found on the website at www.wellingtonhoa.net under menu item Docs/Policies – Architectural Documents & Bulletins

MAILBOXES	See ACC Bulletin #1	YARD SIGNS	See ACC Bulletin #13
WOOD FENCING	See ACC Bulletin #4	RAIN COLLECTING	See ACC Bulletin #14
RETAINING WALLS	See ACC Bulletin #5	LANDSCAPING/XERISCAPING	See ACC Bulletin #17
STORAGE UNIT	See ACC Bulletin #8	PLAY EQUIP/STRUCTURE	See ACC Bulletin #19
FLAGS	See ACC Bulletin #9	EXTERIOR PAINT	See ACC Bulletin #20
ROOFS	See ACC Bulletin #10	SUNROOMS	See ACC Bulletin #21
STEEL FENCING	See ACC Bulletin #11	SECURITY DEVICES	See ACC Bulletin #22
Project	ACC Guidelines	Required Documentation	
POOLS/SPA	Access across HOA property for construction is prohibited	Plat map with pool and equipment location, material list, diagram of pool design	
ARBOR/PERGOLA	Sealant or stain must be translucent or semi-translucent in a natural wood color (see approved stain color chart for options) or a dark brown/dark walnut solid stain.	Manufacturer's website link, with name and number of stain color if staining.	
	Paint applied must match the existing house trim color	Manufacturer's website link, with name and number of paint color if painting	
	Masonry materials used must be uniform with existing masonry on the house	Diagram or photo of design, plat map with arbor location, material list, stain or paint color, roofing details. Metal roof color to be a matte finish medium to dark brown, dark gray, or black.	
	Roofing materials used must either (a) match the existing roof shingles, (b) be of an open wood slat design, (c) be of an open wood slat design with a clear tint/transparent/no color polycarbonate material installed on top the arbor, (d) Polygal Topgal Standing Seam polycarbonate system (bronze or clear), (e) be a louvered roof system approved on a case-by-case basis OR (f) standing seam metal.		
PATIO COVER	Sealant or stain must be translucent or semi-translucent in a natural wood color (see approved stain color chart for options) or a dark brown/dark walnut solid stain	Manufacturer's website link, with name and number of stain color if staining.	
	Paint applied must match the existing house trim color	Manufacturer's website link, with name and number of paint color if painting	
	Masonry materials used must be uniform with existing masonry on the house	Diagram or photo of design, plat map with location, material list, stain or paint color, roofing shingles. Metal roof color to be a matte finish medium to dark brown, dark gray, or black.	
	Roofing materials used must match the existing composite roof or be a standing seam metal. New high-tech solutions will be reviewed on a case-by-case basis		
OUTDOOR KITCHEN	All sides of the kitchen must be of a finished look and aesthetically appealing	Plat map with kitchen location, material list, sample photo or diagram of kitchen design	
	Masonry materials used must be uniform with existing masonry on the house		
FIREPIT / FIREPLACE	All sides of the firepit/place must be of a finished look and aesthetically appealing	Plat map with firepit/place location, material list, sample photo or diagram of firepit/place design	
	Masonry materials used must be uniform with existing masonry on the house		
	Check the Town of Flower Mound building codes Chapter 38 – Fire Prevention and Protection		
TRASH ENCLOSURE (For lots with wood fencing)	Must be "U" shaped with a gate or "L" shaped so trash receptacles are not visible from any public streets adjoining the lot, from adjacent homes or other public right of way	Plat map with enclosure location, material list, sample photo or diagram of design, link to manufacturer's website with name and number of stain color.	
	Must be installed adjoined to home, garage or fence with no gaps and adhere to the 5' setback		
	Must match existing wood fence style & stain color		
	Enclosure can be a minimum of 6 feet or a maximum of 8 feet high but cannot be taller than the existing wood fence.		
EXTERIOR LIGHTING	Outdoor lighting such as but not limited to landscape lighting, string lights, light poles, soffit lighting, and spotlights. Lights may only be used as holiday lighting from October 1–January 31. All other days, lights must be clear or white in color and may not flash or chase. Lights to shine onto your lot/home not adjoining lots.	Plat map with location, sample photo or website link of the product	

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Project	ACC Guidelines	Required Documentation
VEHICLES	Vehicles on the lot and not stored in the garage may not have a vehicle cover and must have a valid registration, valid license plate on display, and be in good working order (operable, no chocks in use, not on blocks, etc.)	
EXTERIOR CLOTHESLINES	Not permitted	
SATELLITE DISH	The satellite dish may not be pole mounted or mounted over the front door of the house	Location on the house
BASKETBALL GOALS	One permanent or portable basketball goal. If over garage, backboard must be clear. If portable, the goal must be setup and maintained as originally designed. No blocks/bricks, sand/mulch bags or other material may be placed on the base except for an ACC approved product (ex: Hoop Secure Base Anchor).	Type: permanent (over garage or on pole) or portable. Location on home or on lot. Sample photo or website link on the product
ADDRESS SIGNAGE	Address signage on the home must be consistent with the homebuilder's original standard. Curb address numbers are limited in location, quantity, size, color, and content.	Plat map with location, sample photo or diagram
YARD ART	Sculptures, wall/fence art, statuary, fountains, birdbaths/houses/feeders, wind chimes, dead material (such as petrified wood, animal skulls) visible from the street. Yard art to be harmonious with the neighborhood and limited in number, size and color. Yard art with water to be maintained to prevent mosquitos.	Plat map with location, landscape design plan, sample photo or website link of the product
FRONT DOOR AND SHUTTER STAIN	Sealant or stain must be translucent or semi-translucent in a natural wood color (see approved stain color chart for options), a dark brown/dark walnut solid stain, or a ebony/onyx stain color.	Manufacturer's website link with name and number of stain.
SOLAR SCREENS	All windows on the same side of the house (upper and lower levels) must be screened the same, and very dark solar screens must have visible bars	Location on house, website link of screen color and design
WINDOWS	All windows on the same side of the house must match. Example: all windows on the west side of the house must either have grids or not have grids.	Location on house, website link of window color and style
OUTDOOR FURNITURE VISIBLE FROM THE STREET	Limited to 1 small side table and 2 chairs, 1 bench or a small café table with 2 chairs. Folding furniture and umbrellas must be removed from public view when not in use.	Plat map with location, sample photo or website link of the product
CONCRETE RE-SURFACING	Will be considered behind fences only. Not permitted on front porches, walkways and driveways. Reviewed on a case-by-case basis.	Location, website link to the product, examples of the installed product/color
SWIMMING POOL ENCLOSURES	Must be installed within a side/rear yard perimeter fence (wood or tubular steel). No more than 6' in height. Designed not to be climbable. Comprised of tubular steel fencing, or transparent mesh or clear panels set in metal frames.	Location, website link to the product, examples of the installed product/color
LATTICE/TRELLIS	Lattice/trellis, visible from the street, will be reviewed on a case-by-case basis. Must be well constructed and harmonious with the existing fencing material and neighborhood. If employed in multiple locations, all must match. May not be used as screening for trash containers, fencing, etc.	Photo of home and proposed location, sample photo or website link of the product
RETRACTABLE SHADES	Retractable shades will be reviewed on a case-by-case basis. Must be attached to a patio cover. Color must match the home's existing trim color.	Map showing location of patio cover, photo of patio cover showing the location to be installed, sample photo or website link of the actual product and color

New high-tech solutions will be reviewed on a case-by-case basis. These applications must include product details, local installation addresses and contact information for the vendor.