

# Montreux Color Palette Procedures

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To comply with a Florida Statute, the ACC has developed a color scheme palette book for exterior painting. This will aid homeowners in selecting colors for repainting their homes while maintaining the integrity of the community and protecting home values.

Paint colors can be selected from the Montreux approved palette books located at the Sherwin Williams store listed below:

Sherwin Williams Paints  
11148 Cargo Court, Odessa, Florida 33556  
Phone (727)376-4541  
Call for hours and directions

Sherwin Williams does not allow the books to be removed from the store. The colors are also available for review on the Montreux.com website. Keep in mind, however, that the colors as depicted on the website can have variances and the actual colors must be selected from the books at the Sherwin Williams store.

Discounts at the Sherwin Williams store vary on paint and quantity although there is no specific amount for Montreux.

- These pre-determined color schemes have been approved by the ACC for all new re-paints.. All new re-paints will need to be selected from the palette books.
- The palettes at the Sherwin Williams store are for reference. A homeowner may paint using Sherwin Williams paint or may use a paint brand of his/her choice. If using a non-Sherwin Williams paint brand, please submit color swatches of that paint brand along with your application.
- Any existing color scheme will be allowed to be re-painted as routine maintenance using only the existing scheme. To keep in line with our current procedures, however, garage doors must be painted the same color as the house body. Any change from existing has to come from the palette books.
- Reverse outs (switching body or trim color on a scheme) or intermixing selections from different schemes are not permitted.
- Color schemes with the same body color on the same side of the street are to be separated by two home sites. Same color schemes are not permitted to be directly across the street from each other.
- Homeowners will still need to submit an "alteration Application" form to the management Company listing the **scheme number and each color name for the body, trim and accent color.** If this is a preexisting color...pre-palette...list the colors used for the original paint.
- The approval process with this procedure should take no longer than two weeks from receipt of the form. In all cases, however, work is **not** to proceed until homeowner is in receipt of an approved application.
- Completion times for re-painting will be 30 days from receipt of approval from the Management Company. It is the owner's responsibility to the notify the Management Company when the work has been completed so that a follow up inspection can be made.

The following additional guidelines are to be used when selecting your color scheme and re-painting your house.

- Body Color - refers to main body of house, garage doors, all secondary doors, and mailbox body.
- Trim Color - refers to all secondary house trim (not garage doors or secondary doors) and mailbox trim..
- Accent Color - refers to front door and shutter colors. only.
- The palette books do allow for a substitution of white as the trim color as well as selecting a different accent color for the front door and shutters from five (5) pre-approved colors. These colors are shown in the front of the palette books as well as on the Montreux HOA website. These are the only substitutions permitted. Selecting alternate colors(intermixing) from a different color scheme is not allowed.