



March 7, 2011

4117 N.W. 122ND, SUITE B  
OKLAHOMA CITY, OK 73120  
(405) 751-1780

**NOTICE TO SUMMERFIELD HOMEOWNERS**

**HEARING ON ROOFING GUIDELINES - April 5, 2011**

The ARB proposes to issue new roofing guidelines. A hearing on these new guidelines will be held at the Hefner Police Station at 7:00 p.m. on **April 5, 2011**, following the monthly meeting of the Board of Directors. If you have comments or suggestions about the new guidelines, you should attend the meeting.

The Architectural Review Board (ARB) is responsible for issuing guidelines regulating the external design and appearance of all the properties in Summerfield for the purpose of preserving and enhancing the values and maintaining a harmonious relationship among the structures

Guidelines regarding roofs were last issued in 1992 (Parcels 1, 2 & 3); 1993 (Parcel 6); and 1996 (Parcels 4 & 5). These guidelines were mailed to each homeowner following the hail storm in May 2010.

The ARB has become aware of the changes in the roofing industry and the materials available since guidelines were issued in the 1990's. For example, there is no longer available an architectural shingle with a 25-year warranty. An architectural shingle must be at least 30-year warranty material. We are told by many in the roofing industry that there is very little, if any, noticeable difference in appearance between an architectural 30-year and 40-year roof.

**PROPOSED ARB ROOFING GUIDELINES**

**Homes in All Parcels** must have an architectural dimensional (high definition, no 3-tab) composition roof with a **minimum** 30-year warranty or alternative roofing material (such as tile, slate, or metal) which must be approved by the ARB. The colors recommended are weather wood, antique slate or bark wood, which color selection must be approved by the ARB.

**Parcel 2** (blocks 2 through 5) commonly known as Creekside and Northglen: **In addition to the above**, the roof must match the existing roofs in the respective building in both color and material which color and material must be approved by the ARB. (It is recognized that not all owners in a condominium building or duplex will replace their roof at the same time. It is the goal of the ARB to, over time, have the roofs within a building match in both color and material.)

Architectural Review Board