

# ABEDEEN CREEK HOMEOWNERS ASSOCIATION – 5/22/2018 SHED GUIDELINES

Use the ACC Guidelines as your reference...

In addition .. note the CC&R Amendment approved by the owners in 2009 .. copy below..

Source” HOA CC&R Documents / Amendments

[2009 Amendment to CC&Rs \(Adobe ".pdf" @ 2 pages\) 5/15/2009](#)

> Article VII - Section 6 - Appurtenances

Free standing sheds or out buildings are permitted with the following limitations: Each owner may have one shed on his or her lot with a footprint of no larger than two hundred and twenty five square feet, no taller than eleven feet at the highest roof point and not visible from the street facing the front of the dwelling. No shed shall be constructed on the side of any dwelling. The shed shall be made of frame or block construction and have a stucco or wood exterior. No metal or steel shed shall be permitted. No shed shall be installed without the prior written approval of the ACC. The shed must meet all county codes and standards. The exterior appearance of the shed must be similar to and utilize the same color scheme as the dwelling on the lot in which the shed is being installed. The shed shall be maintained in such a manner as to preserve a “like-new” appearance. The roof of the shed shall be shingled and must match the shingle material and color of the dwelling on the lot in which the shed is being installed as closely as possible.