

Tortosa Painting / Gate Staining Information

Painting Guidelines

We understand picking paint colors for your home is a BIG decision. We have put together this guide to help you understand and comply with your association's painting requirements. A [Design Submittal Application](#) must be submitted *prior* to painting.

BODY- Body colors refer to the walls of the home. The body of the home may ONLY be painted an approved body color.

TRIM- The trim (sometimes referred to as "Pop-outs"), may be painted an approved *trim* color, OR If preferred, body color codes are acceptable and can be used as trim. Only one trim color per scheme is allowed.

**Trim colors may NOT be used for the body.*

ACCENT- Accent areas of the home pertain to the following when applicable:

- Shutters
- Specific decorative Pop outs in the eave area of the home (below). Not all homes may have these.
- Doors

**Accent colors may NOT be used for body or trim.*

Specific Guidelines

Doors- May be painted to match the scheme's body, trim, or accent color. Painting the garage door the accent color is not preferred, but is allowed. If garage door is painted with an accent color, this color *must* also be used on front doors, side doors and shutters, if applicable.

Specific decorative pop outs- These differ from the home's "Trim" areas. See below:



Accent - "specific decorative pop-outs"

Trim

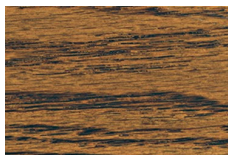
Block wall- block wall fences may be painted to match the body of the home or Mesa Tan, DEC718. Corner lots must not paint the side block wall, as that must remain Mesa Tan throughout the community.

Color matching- Color matching is NOT acceptable, as the original paint might be worn out and faded. This will result in a completely different color. Repainting your home the original colors is allowed, as long as the color codes are provided and approved.

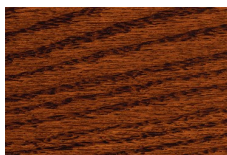
Approved Paint Colors

There are many color combinations you can create for your home.
Stop in the HOA Office or visit www.tortosahoa.net to view all colors.

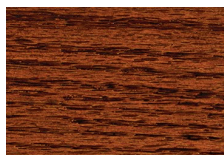
Gate Staining



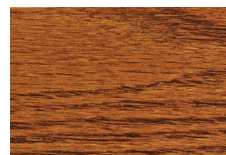
Provincial



English Chestnut



Red Oak



Gunstock



Special Walnut

The above colors from the Minwax chart would be an acceptable stain for your gate.

Minwax website: <http://www.minwax.com/wood-products/stains-color-guide/>

The slats that will never need to be stained can be found at Home Depot. <https://www.homedepot.com/p/Veranda-7-16-in-x-3-1-2-in-x-5-3-4-ft-Heartwood-Composite-Dog-Ear-Fence-Picket-FNC-PKT-D-H-3-5-VER-WC/203101654?keyword=heart+composite>

Painting Clarification—Questions & Answers

Q: Do I have to notify the HOA that I am painting?

A: Yes, you are required to fill out a [Design Submittal Application](#) that provides approved paint codes for the body, trim and accent of your home. Additionally if you have contracted a painter, the painter/company name has to be on the application. This is for record purposes. If you have a painter who does not paint according to what is submitted, they will be required to correct the violation.

Q: Can I paint my home the color that it is?

A: Yes, you can paint your home the original color painted by the builder. Keep in mind you need to have a color # code to provide to the painter or to the paint company should you be painting your own home. ALL of Tortosa original colors are at least 7 years old therefore, faded. When you paint with the original color matched with the color code your home will look darker and richer.

Q: Do I have to hire a painter?

A: No, you can paint your own home. Regardless if you hire a painter or paint yourself, the guidelines need to be followed.

Q: Are the block walls connected to my home to be painted?

A: Yes, it is the homeowner's responsibility to maintain their block wall to the property line. You may re-paint the block wall with Mesa Tan, or you may re-paint the block wall with the body color of your home.

Q: Can I create my own color scheme?

A: You are able to choose colors from different schemes as long as: body is used for body/trim/garage door color. Trim is used for trim/garage door color. Accent is used for accent color only (ex. Shutters and front door)

Q: Do I have to use an accent color?

A: No, You may use a two-toned color scheme

Painter Referrals

Fresh Look Painting (520) 280-2449

Austin McGavin (800) 230-5341

Bryan Mead (602) 679-0798

bryanmead@msn.com

Matthew Fierro (608) 514-2034

FierroFixit@gmail.com

Honest Abe's Painting (602) 510-0459

honest_abes@msn.com

Chris's Quality House Painting LLC (520) 414-3581