

HAMMOCK RESERVE HOA
APPROVED PAINT COLORS & MATERIALS
GUIDELINES, STANDARDS AND RESTRICTIONS (GSR)
Rev. (5) 07.27.2026

Declaration of Covenants & Restrictions for Hammock Reserve.

Article VIII – The Association shall at all times be responsible for the normal and routine painting of the exterior walls and fences of the Units. Each Owner shall maintain his or her own Unit and structures, driveway, walkways/sidewalks and other improvements in good condition and repair and in like condition, appearance and quality as originally constructed. The Association shall be responsible for normal and routine pressure cleaning, painting, and refinishing of the exterior walls and fences of a Unit. The Board shall determine the need for such cleaning and painting from time to time. No Unit Owner shall authorize the painting, refurbishing or modification of the exterior surfaces of his Unit or of the Unit building. Normal maintenance of the exterior surfaces, such as pressure cleaning, repainting and refinishing, shall be done uniformly at the same time for the entire Unit building by the Association and as an Association Expense.

Article XII – The ACC shall regulate the external appearance, use, and maintenance of the General Plan of Development and of improvements thereon in such a manner as to comply with and meet the Community-Wide Standard, to best preserve and enhance values and to maintain a harmonious relationship among structures and the natural vegetation and topography. No construction of improvements (including without limitation, paint or stain color) is permitted without the prior approval of the ACC, its successors or assigns, and all proposed exterior colors and/or finishes must be approved by the ACC, its successors or assigns.

Property Owners are NOT ALLOWED to paint or change their driveway. Property Owners are NOT ALLOWED to paint or change Hammock Reserve HOA common area apron/driveway or sidewalks.

All approved colors within Hammock Reserve HOA, as listed within this GSR, are available at Sherwin-Williams locations; appropriate color codes are provided in this GSR. The local Sherwin-Williams location nearest Hammock Reserve is Sherwin-Williams, 5869 W. Atlantic Ave. Ste. A1, Delray Beach, FL 33484; (561) 496-1717.

A. Common Wall Color:

1. White Duck – SW7010

B. Entrance Gates and Street Signs Color:

1. Urbane Bronze – SW7048

C. House Colors (Exterior Walls):

1. White Duck – SW7010
2. Pure White – SW7005
3. Origami White – SW7636
4. City Loft – SW7631

D. Front Door Colors:

1. White Duck – SW7010
2. Contented – SW6191
3. Tricorn Black – SW6258
4. Smoky Azurite – SW9148
5. Waterloo – SW9141
6. Pure White – SW7005

*Front door color MUST match the house shutter color, except that any Unit may have a front door color of Pure White (SW7005) regardless of shutter color.

E. House Trim, Soffits, and Garage Door:

1. Pure White – SW7005

F. Downspouts and Gutters Color:

1. Pure White – SW7005

G. Walkways (around the house) Color:

1. Accessible Beige – SW7036

H. Louvered Vinyl Exterior Shutters:

1. White Duck – SW7010
2. Contented – SW6191
3. Tricorn Black – SW6258
4. Smoky Azurite – SW9148
5. Waterloo – SW9141
6. Pure White – SW7005

Lowe's: Item # 2491294 – Model # VBL15x67BL 2-Pack Black Louvered Vinyl Exterior Shutters (Common: 15-in x 67-in; Actual: 14.5-in x 66.5-in).

I. House Bahama Shutters/2" Low Profile Decorative Bahama Shutter (must color match the Sherwin-Williams paint colors below):

1. White Duck – SW7010
2. Contented – SW6191
3. Tricorn Black – SW6258
4. Smoky Azurite – SW9148
5. Waterloo – SW9141
6. Pure White – SW7005

The location of the Bahama shutters must be approved by the Architectural Control Committee (ACC) prior to installation.

J. Fabric Awnings:

1. White
2. Black

K. Soffit Vent Covers:

Home Depot: Master Flow high-impact resin soffit vent, white, oval (4 in. x 12 in.).

L. House Numbers:

4" Black Fancy Numbers

M. Roofing:

Approved roofing materials, systems, and colors, including approved standing seam metal roof colors, are governed by the Hammock Reserve HOA Roof & Roof Tile Replacement GSR.

NOTE: Any Alterations, Projects, or Requests not specifically addressed herein or elsewhere in any other HRHOA Documents, Guidelines, Standards and Restrictions (GSR) or in the Association's rules and regulations are specifically prohibited.

EVEN IF THE ACC APPROVES YOUR PROJECT, YOU WILL NEED NECESSARY PERMITS/APPROVALS FROM FEDERAL, STATE, COUNTY, LWDD, UNDERGROUND UTILITIES, OTHER SERVICE AGENCIES AND THE CITY OF DELRAY BEACH.

Hammock Reserve's Governing Documents, Guidelines, Standards & Restrictions (GSR) and Forms can be accessed from:

<https://www.hammockreserve.org> or <https://portal.campbellproperty.com>

or Contact the Property Manager 561-510-6070