

WINDRUSH BAY CONDO ASSOCIATION

VILLA SHED GUIDELINES

Request

1. Written request is presented to the Board for the addition of a shed.
2. Board approval required for project to proceed.

Compliance

1. Compliance with City of Tarpon Springs adopted Building Codes.
2. Compliance with Windrush Bay Condo Association guidelines on dimensions, materials and structure design.
3. Building Committee to provide superintendence for all shed projects.

Materials

Base: 1. 4" poured concrete slab with sill anchors.

Framing: 1. Pressured treated 2" x 4" frame lumber.
2. 1/2" marine plywood.
3. 1/4" cement hardy board using a T-111 board pattern
4. Shed to be anchored to Villa walls.
5. Maximum shed dimensions 5 1/2 ft. x 10 ft.

Roofing: 1. 2"x 4" pressure treated rafters with hurricane roofing clips.
2. 1/2" marine plywood.
3. Tar paper.
4. Shingling matching Villa roof shingles.
5. Shed roof flashed under Villa roof overhang.

Vents: 1. (1) Wall vent over doorway and (1) sidewall vent.

Paint: 1. Paint (provided by the Association) to match Villa walls and trim.

Exceptions to these Guidelines must be presented to the Building Committee for approval *before* implementation.

(Revised) 2/15/2011

