

Beeson Park HOA

Architectural & Community Standards

Last Updated: April, 16 2026

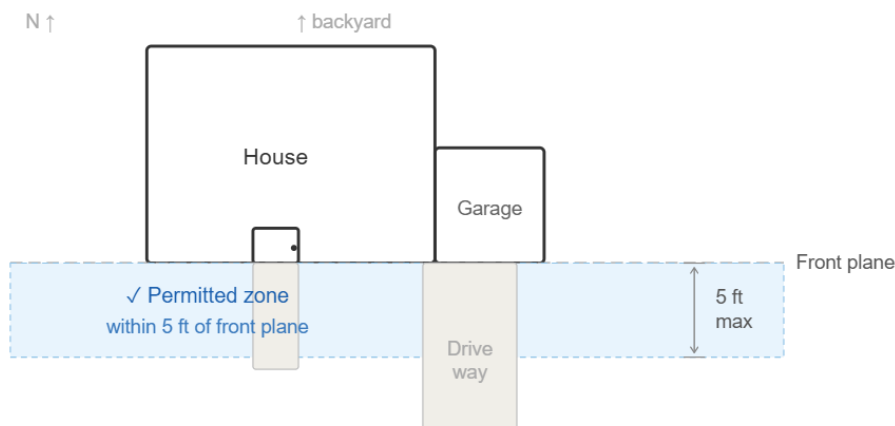
This document outlines the architectural and community standards for Beeson Park. All homeowners are expected to comply with these standards. For questions or to submit an approval request, please contact the Architectural Review Committee (ARC). **All exterior changes require an Architecture Form to be submitted (see beesonparkhoa.org for instructions).**

Mailboxes

- Mailboxes and posts must be **black metal**.
- **Phase One homes** originally allowed stone or cement mailboxes and may retain them; replacement mailboxes must comply with the black metal requirement.

Flagpoles

- Flagpoles must be installed **within 5 feet of the front plane of the residence**, unless otherwise approved by the Architectural Review Committee (ARC).
- The **American flag must be displayed as the primary flag**; military or sports flags may be displayed in addition.



Roofing

- Roofs must be constructed of **shingles only** (architectural or standard).
- Roof color must match a color **currently existing within the community**, as determined by the ARC.
- Metal roofing is **prohibited**.

Solar Panels

- Solar panels are permitted provided they are **low-profile** and mounted as close to the roof surface as reasonably possible.
- Solar panel **hardware** must match the look of the shingles as reasonably as possible.

Satellite Dishes

- Satellite dishes are permitted, subject to applicable federal regulations and placement guidelines.

Fences

- Permitted fence materials are limited to **white vinyl or wood**.
- Fences must be installed **within the homeowner's property boundaries** and not directly on shared property lines.
- Where an existing fence is present, adjacent homeowners are encouraged to tie into it for consistency.
- If a homeowner elects not to tie into an existing fence, any new fence must be installed with a **minimum 3-foot separation** to allow for proper maintenance.

Gutters

- Approved gutter colors: **white, black, or medium-to-dark brown**.

Shutters & Doors

- Shutters and exterior doors must be painted in colors selected from the **Association's approved color palette** (see beesonparkhoa.org for approved colors).
- Approved Garage doors colors are **white or black**. The garage door **may not be painted** (the color must be the original color).

Trash Containers

- Containers may not remain at the front of the residence for more than **two (2) consecutive days**.
- When not in use, containers must be stored **adjacent to the garage**, not in the driveway.

Trailers & Recreational Vehicles

- Trailers must be stored **behind the front plane of the residence**.
- Trailers may not be stored in driveways.
- Backyard storage is permitted.

Landscaping & Property Maintenance

- Lawns, shrubs, trees, and landscaped areas must be **properly maintained** at all times.
- Vines may not grow on exterior walls, siding, or gutters.
- Mold must be cleaned off the house (usually on the side that is not exposed to sun).

Holiday Decorations

- Holiday lights and decorations must be **removed or turned off 30 days** after the holiday.

Pools

- Pools are permitted only where the backyard is **fully fenced with a locking gate**.
- Pool placement must comply with municipal codes and zoning requirements.
Note: Pool safety and insurance requirements are governed by local regulations and homeowner insurance, not the HOA.

Outbuildings & Sheds

- Total outbuilding square footage may not exceed **200 square feet** (e.g., two 10' × 10' sheds or one 20' × 10' shed).
- Buildings must **match the exterior color of the home**.
- Roofs must be **shingles matching the home**.
- Construction must be **wood only**; plastic or metal sheds are prohibited.

Home Additions

- Any addition must use roofing materials that **reasonably match the existing shingles and siding** of the home.

Revision History

Version	Date	Description of Changes
1.0	March 2026	Initial publication
1.1	April 16, 2026	Added Black Garage door