

Patio Specifications

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Approved at the July 24, 2002 Board Meeting and amended at the February 6, 2013 Board Meeting.

The following rules are established regarding the installation of patios:

1. The design and installation of the patio must be approved by the Board. Patio Approval form may be obtained at office.
2. Any application that requires a change in grading must be accompanied by a certificate from a qualified engineer, licensed to practice in Florida. The changes in grading will not affect the flow of surface water for drainage or hinder maintenance.
3. Patios must be stepping stones. Permanent structures (eg. poured concrete) are not permitted.
4. Any existing patios are grandfathered in and are permitted to continue. However, if the existing patios are repaired or replaced, they must conform to the new standards.

01, 02, 03 Units

Owners may install, at their expense, removable patio pavers a maximum of 4' wide X 12' long parallel to the existing patio of the 02's and parallel to the existing sidewalks of the 01's and 03's. Patio pavers must be between 10 and 18 inches square, of natural concrete or white stone and be maintained by the owner.

04 Units

Patios for 04 units will be approved by the Board if the patios are in the garden area and are no more than 8 feet from the stairway, are no greater than 48 square feet and are made of removable patio pavers. Patio pavers must be between 10 and 24 inches square, of natural concrete or white stone and be installed and maintained solely at owner's expense. Patios should be constructed without the necessity of removing any trees or shrubs, however in the event that such removal is required each application must state clearly which trees or shrubs must be removed or relocated, and such applications will be considered individually by the Board, which may approve or disapprove them. Sprinklers must not be removed or capped by owners.

In addition patio pavers may be approved by the Board as needed to create a walkway to the patio. The patio stones must be in the form of the same natural concrete or white removable patio pavers as the patio. The pathway can be no greater than 24 inches wide.

Any patio or walkway edging material must be of a natural concrete or white stone, similar to the patio and walkway.

All furniture, including BBQs must be kept on the pavers, not in the garden.