

WILLIAMSBURG ON THE RIVER

From: Architectural Control Committee

RE: Acceptable Standards for Out Buildings in Williamsburg on the River

The Architectural Control Committee (ACC) is responsible for maintaining the integrity of the Williamsburg on the River community. The ACC responsibilities as stated in the Declaration of Restrictions, Article 2 are:

“No building, fence, hedge, wall, walk or other structure, grading or planting shall be commenced, erected or maintained ...shall have been submitted and approved in writing by the architectural Control Committee. The committee shall have the right to refuse to approve any such plan or specification or grading plans, which are not suitable or desirable in it’s opinion for aesthetic or other reasons and in so passing upon such plans, specifications and grading plans, they shall have the right to take into consideration the suitability of the proposed building or other structure, and of the materials of which it is to be built, to the site upon which it is proposed to erect the same, the harmony thereof with the surroundings and the effect of the building or other structure as planned on the outlook from the adjacent or neighboring property...”

To assist your application for approval of an “other structure” on your property the ACC offers the following approvable guidelines:

1. Architectural drawing must accompany the application
2. Approvable stand alone other structures must either be:
 - a. Positioned or landscaped so as to not be visible to neighboring properties or roads running throughout Williamsburg; or
 - b. permanently attached to a structure already existing on the property so as to become part of the existing structure including the blending of roof lines, colors, siding, windows, and trim as appropriate
3. The other structure must meet all setback requirements
4. Whether stand alone or attached, “other structures” must be constructed as permanent additions. Specifically, no metal “sheds” or similar other structures will be permitted.
5. Swimming pool pump houses must appropriately match the color and architecture of the main home on the property on which it is constructed.

Architectural Control Committee
George Broadright
Chairman