



Legendary Run Community Association, Inc.

Design Review Summary

The primary purpose of a home owners association is to maintain and enhance property values. The number one tool to accomplish this is the design review process.

Property values are maximized when homes and landscapes are very similar within their specific neighborhoods. We have several unique neighborhoods. The Highlands and Royal Troon are neighborhoods where every single detail down to garage door hardware makes a difference. At the other end of the spectrum are the neighborhoods with custom homes similar to Winged Foot and Legendary Trails. There you will see greater differences in architecture. In the middle you have neighborhoods like Mackenzie and Stonehaven where the homes have a very consistent look.

When you plan an improvement, take into consideration the houses immediately adjacent to yours. See if your plans coincide with generally the same architectural styles, colors and paint finishes.

Please remember to apply for review of the modifications to your landscaping and the exterior of your home. We've tried to make applying for design review as simple as possible. Our website is set up so you can apply online and add the necessary drawings, pictures or brochure files. It also has guidelines for you to see what has been commonly done throughout the community.

Unfortunately, when modifications are made without a design review it weakens our covenants. If we fail to consistently document reviews our covenants will weaken to the point of being unenforceable. Even a simple 'just like our neighbors' modification, when not reviewed, weakens the association's ability to help maintain values. So please remember to have your designs reviewed.

If you have any questions on design review please call our property management provider, Towne Properties. Contact information can be found in your Legendary Run Community Directory or on this website at these links <http://www.legendaryruninfo.com/cgi-bin/contacts.pl>