

## LOFT RIDGE TWO-COLOR SCHEME INFORMATION

SPRING 2022

### Background: Loft Ridge Baseline Colors and Color Schemes

When Loft Ridge was built in the 1980's, every home was assigned a color scheme which became part of the permanent record for that home and the entire Loft Ridge community. The original color scheme assigned to every home in Loft Ridge is available on our website in the document titled "Original Color Schemes by Address," which is located on the page "Loft Ridge Community Handbook and Rules" under the "Community" tab.

The color schemes in our community were based upon the McCormick Paint line of colors at the time, as selected by the builder, and these continue to serve as our baseline. Over time, the names of some of these paint colors have changed, and others are not included in current McCormick brochures and paint color fans. Although these original colors can still be matched at the McCormick store, a swatch of the color is needed, as the company does not have access to the older paint colors by name. For this reason, and to introduce some updated colors into our community, in 2021 the ACC undertook a project to revise the Loft Ridge paint schemes.

### The New Color Scheme

The two- and three-color schemes have been changed to allow for greater flexibility when choosing a new exterior paint scheme.

For homes with a two-color scheme, choosing a new color scheme is now a two-step process. First, homeowners choose from a simplified list of five neutral trim colors. The second step is to consult the color chart for that trim color and select one of the available accent colors. As before, the accent color is applied to front doors, shutters, and bay window trim (where applicable). Please see the diagram in the Loft Ridge Handbook in the Painting, Exterior section for guidance when painting bay windows.

When repainting trim, shutters and doors, homeowners may select either:

- The same color as the existing color, if it remains in the two-color palette,
- A replacement color, if the existing color has been replaced by a new color (see attached chart),  
or
- A new color from the new two-color palette, upon approval by the ACC.

**NOTE:** Not all former colors have been replaced by a new color. If a replacement color is not available, the homeowner must submit an RFC before painting with a new color from the new palette.

**NOTE:** For homeowners who are touching up trim or painting only sections of trim or a portion of the shutters, the existing color must be matched. If a new color is chosen from the applicable palette, all trim or architectural features must be painted at the same time.

#### Rules and Guidelines for Exterior Painting and Color Schemes

Please see the **Painting, Exterior** section of the Loft Ridge Handbook for more detailed guidelines on exterior painting. A separate section, **Siding**, addresses the painting of siding.

The color charts referenced above can be found on the Loft Ridge website, [www.loftridge.com](http://www.loftridge.com), on the “Loft Ridge Community Handbook and Rules” page under the “Community” tab. The list of original paint schemes for each home, and the retired color schemes, are also available for reference.

#### Additional Information About Painting and Paint Schemes

- A list of paint formulas for the original Loft Ridge colors was previously made available on the Loft Ridge website. However, experience has shown that these formulas are not reliably accurate. Because of this, the ACC will revise the paint colors as needed.
- Homeowners are not required to use McCormick paint when painting their homes, and the HOA does not endorse any brand of paint. McCormick was initially used by the builder, and it may be easier to obtain the paint colors by name at a McCormick store. However, if another brand of paint is chosen, it must match the approved McCormick brand color. The ACC has attempted to match the McCormick colors presented on the website as closely as possible to the swatches from McCormick materials. However, colors may not be completely accurate due to changes when scanning or individual monitor settings. It is best to obtain a color swatch from the McCormick store to bring to another store for matching.
- The nearest McCormick store locations are:

4603 Eisenhower Ave

Alexandria, Virginia 22304

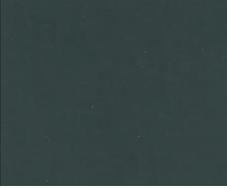
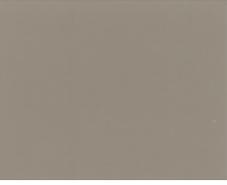
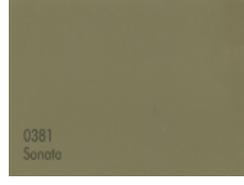
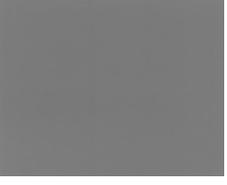
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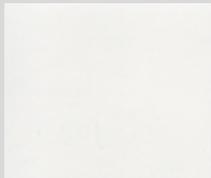
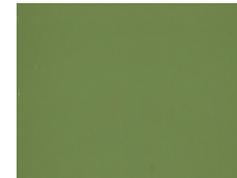
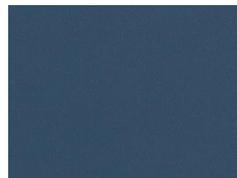
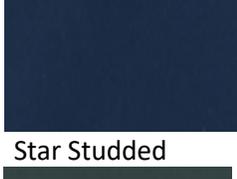
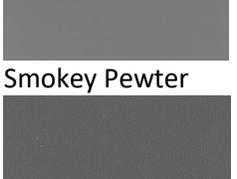
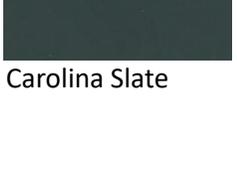
Alexandria, Virginia 22302

Tel: (703) 379-0100

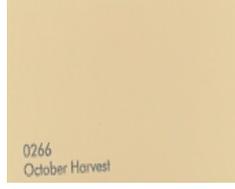
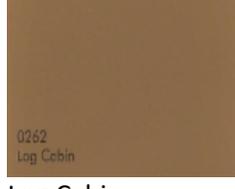
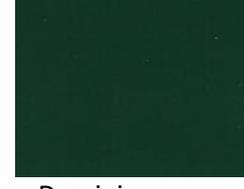
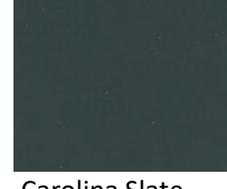
Loft Ridge Two-Color Palette

TRIM	SHUTTERS & DOOR (BAY WINDOW TRIM WHERE APPLICABLE)			
 <p>Amber White</p>	 <p>Black</p>	 <p>Cactus Valley</p>	 <p>Carolina Slate</p>	 <p>Chic Shade</p>
 <p>Annapolis Grey</p>	 <p>Cobblestone</p>	 <p>Clarendon</p>	 <p>Dominion</p>	 <p>Farmhouse Red</p>
 <p>Newport</p>	 <p>Flintstone</p>	 <p>Glen Echo</p>	 <p>Grey Flannel</p>	 <p>Hearthstone</p>
 <p>Pumice Stone</p>	 <p>Kingston Clay</p>	 <p>0262 Log Cabin</p>	 <p>Mt. Vernon Grey</p>	 <p>0266 October Harvest</p>
 <p>Wheat</p>	 <p>Richmond</p>	 <p>0381 Sonata</p>	 <p>Smokey Pewter</p>	 <p>Star Studded</p>

Loft Ridge Two-Color Palette Newport and Pumice Stone

TRIM	SHUTTERS & DOOR (BAY WINDOW TRIM WHERE APPLICABLE)			
 <p>Newport</p>	 <p>Flintstone</p>	 <p>Mt. Vernon Grey</p>	 <p>Cactus Valley</p>	 <p>Thomas Point</p>
 <p>Pumice Stone</p>	 <p>Clarendon</p>	 <p>Kingston Clay</p>	 <p>Chic Shade</p>	 <p>Star Studded</p>
	 <p>Smokey Pewter</p>	 <p>Grey Flannel</p>	 <p>0381 Sonoto Sonata</p>	 <p>Carolina Slate</p>
	 <p>Hearthstone</p>		 <p>Dominion</p>	
	 <p>Black</p>	 <p>Richmond</p>		

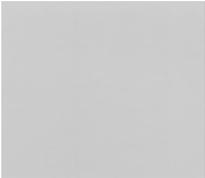
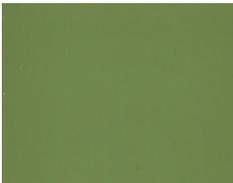
Loft Ridge Two-Color Palette Amber White

TRIM	SHUTTERS & DOOR (BAY WINDOW TRIM WHERE APPLICABLE)			
 <p>Amber White</p>	 <p>Clarendon</p>	 <p>Mt. Vernon Grey</p>	 <p>Farmhouse Red</p>	 <p>Cactus Valley</p>
	 <p>Smokey Pewter</p>	 <p>0266 October Harvest</p>	 <p>Richmond</p>	 <p>Chic Shade</p>
	 <p>Hearthstone</p>	 <p>Grey Flannel</p>		 <p>0381 Sonata</p>
	 <p>Black</p>	 <p>0262 Log Cabin</p>	 <p>Thomas Point</p>	 <p>Dominion</p>
			 <p>Star Studded</p>	
			 <p>Carolina Slate</p>	

Loft Ridge Two-Color Palette Wheat

TRIM	SHUTTERS & DOOR (BAY WINDOW TRIM WHERE APPLICABLE)			
 <p>Wheat</p>	 <p>Grey Flannel</p>	 <p>Farmhouse Red</p>	 <p>Cactus Valley</p>	 <p>Thomas Point</p>
	 <p>Clarendon</p>	 <p>Richmond</p>	 <p>Chic Shade</p>	 <p>Star Studded</p>
	 <p>Smokey Pewter</p>		 <p>0381 Sonata</p>	 <p>Carolina Slate</p>
	 <p>Hearthstone</p>	 <p>0262 Log Cabin</p>	 <p>Dominion</p>	
	 <p>Black</p>			

Loft Ridge Two-Color Palette

TRIM	SHUTTERS & DOOR (BAY WINDOW TRIM WHERE APPLICABLE)			
 <p>Annapolis Grey</p>	 <p>Clarendon</p>	 <p>Cactus Valley</p>	 <p>Thomas Point</p>	 <p>Richmond</p>
	 <p>Smokey Pewter</p>	 <p>Chic Shade</p>	 <p>Star Studded</p>	
	 <p>Hearthstone</p>	 <p>0381 Sonata</p>	 <p>Carolina Slate</p>	
	 <p>Black</p>	 <p>Dominion</p>		