

**Many Waters Homeowners Association  
Architectural Review Committee**

**Detached Garage/Outbuilding Guidelines**

- 1) **Maximum size limit for detached garages shall be 24' wide by 30' long.**
- 2) **Detached garages shall have a foundation and sidewalls**
- 3) **Detached garages and outbuildings shall have siding, roofing and windows match the house.**
- 4) **Any wall longer than 18' shall have at least one window or door.**
- 5) **Detached garages shall have a minimum of 1 overhead garage door. All doors shall match the character of the house garage doors.**
- 6) **The roof pitch of detached garages and outbuildings shall match the house. 4/12 minimum and 8/12 maximum. The maximum roof height cannot exceed 17'.**
- 7) **Sidewalls cannot exceed 9' in height.**
- 8) **The plan and a location map shall be submitted to the ARC for approval prior to applying for a building permit and starting construction.**
- 9) **The ARC will consider take into account screening both existing and planned when reviewing proposals for detached garages and outbuildings.**
- 10) **Detached garages and outbuildings shall meet all county and township requirements. Note: The lot owner is responsible for obtaining any required governmental permits prior to construction.**
- 11) **A copy of all approved building permit(s) shall be submitted to the ARC prior to starting construction.**
- 12) **Detached garages and outbuildings shall have a maximum 3-month construction period.**
- 13) **Detached garages shall have a paved or gravel driveway to the overhead door(s) unless granted a variance by the ARC.**
- 14) **Outbuildings up to 10'x12' will be considered "Accessory Buildings" and prior guidelines remain in affect. Outbuildings larger than 10'x12' will be considered "Detached Garages".**
- 15) **The presence of a boathouse on the lot does not preclude the addition of a detached garage or outbuilding.**
- 16) **Portable carport canopies are prohibited.**
- 17) **The Many Waters Home Owners Association Board shall resolve any disputes between the lot owners and the ARC.**

Note:

- **ARC: Architectural Revision Committee**
- **Nothing within these guidelines shall replace the requirements set forth in the covenants that run with the lots or the by-laws of the Association.**
- **Guidelines are subject to change by the ARC.**