

Le Chateau Association - Unit Door Specifications

All Main Entry Doors for floors 2 to 6 plus units 71 & 73

Remove the door bell/ringer if there is one there.

Paint the door the same color as is on the veranda walls as of November 2019.

If a peep hole is wanted, it will be bronze, and centered from left to right and placed in the upper end between the upper top two blocks just as exists on Unit #54 as of November 2019.

Hinges will be replaced with new bronze hinges.

Handles and throw bolts will be bronze and match what is currently the building standard as of November 2019 (Schlage, Camelot series). The distance between the handle and throw bolt should match the distance on the other doors on the involved floor.

A “key & keyless” bronze, Schlage, Camelot series deadbolt bolt may be installed at the discretion of each owner in lieu of the “key only” deadbolt.

Numbers for floors 2 to 6 - The numbers for the doors shall be the same numbers as currently exist on floors 2 to 6. They shall be placed on the wall adjacent to the door, 60 & 1/2 inches off the floor to the bottom of the numbers, and centered 6” below the light from the top of the numbers on the wall.

Numbers for units 71 & 73 - The numbers for the doors shall be the same numbers as currently exist on the 7th floor. They shall be placed on the wall adjacent to the door, 61 & 1/2

inches off the floor to the bottom of the numbers and centered from left to right.

A brown rubber sweep will be placed at the bottom of the door. (See Unit #54 for example).

Main Entry Doors for 1st Floor

Remove the door bell/ringer if there is one there. [SEP]

Paint the door the same color white that is currently on the door as of December 2019.

For Unit #13 only, the door will be flat with no appliques to match the powder room door.

If a peep hole is wanted, it will be silver, and centered from left to right and placed in the upper end between the upper top two blocks just as exists on Unit #54 as of November 2019. For Unit #13, the peep hole will be placed in an appropriate position to be determined upon installation.

Hinges will be replaced with new satin silver hinges.

Handles and throw bolts will be satin silver and match what is currently installed on the 1st floor as of December 2019. The distance between the handle and throw bolt should match the distance on the other doors on the 1st floor if possible without requiring replacement of the door to do so.

Numbers for the first floor will be the same as those on the doors as of December 2019. They shall be placed on the wall adjacent to the door 4 inches below the light.

A white sweep will be placed at the bottom of the door as currently exists on the 1st floor as of December 2019.

Floor 7 – Unit #72

The owners of Unit #72 will consult with the owners of Unit #71 & #73 regarding improvement/rehab of their two entry doors and make its recommendation for the #72 door plan to the Board of Directors for consideration.

Floors 2 to 6 for 2 B/R unit Kitchen doors

If both owners on a given floor wish to replace their kitchen doors, they may do so using the same door that is currently on the LR & Recycle Rooms on floors 2 to 6. Both must have new bronze hinges, matching handles, and a throw bolt matching the style already there. The doors will be painted the same color as exists on the walls as of November 2019. The doors and hardware when completed must exactly match each other.

If both owners do not agree to replace their kitchen doors, every effort should be made to make the two kitchen doors match each other. The owners may paint their doors the same color as the veranda walls as of November 2019, and replace the hinges. A bronze sweep may be added if both owners agree. Any inability for both the owners to agree on action to be taken will be referred to the full board for consideration and resolution.

All Air Handler Doors

1st floor Air Handler Doors will be flat doors, painted the same color as the walls on the first floor and will have silver hardware and new satin silver hinges.

Floors 2 to 6 Air Handler Doors will be flat doors, painted the same color as the walls on the verandas, have new bronze hinges, and a bronze sweep at the bottom. Existing door

opener hardware will remain the same as exists as of November 2019. If a replacement is needed, the owner shall consult with the Board President as the existing hardware may no longer be available.

Side Doors – Floors 2 to 6

Doors shall be flat panel and painted the same color as the veranda walls and have no emblems or other embellishments.

Doors shall have new bronze hinges.

A bronze sweep may be added at the owner's discretion.

Hardware shall be a Schlage, Camelot series, lockable lever handle or handle and deadbolt.

Effective - 11/21/19