



Stanton Landing Property Owners Association  
101 Dolphin Way  
Beaufort, NC 28516  
www.Stantonlanding.org

## **DETACHED BUILDINGS POLICY**

### **PHASES 1 - 4**

- A detached building includes any building on the premise that is not attached to the dwelling.
- Only one detached building per home site is permitted.
- Detached buildings will not be allowed on waterfront lots except on Waterway Drive (rear of lots only).
- Detached buildings are permitted behind the residences in Phase 5 and on the second row.
- Detached buildings may not exceed 200 square feet on Waterway Drive and on the second row.
- Detached buildings must compliment the residence in design, colors, and material.
- Detached buildings may not be located closer than 10' from the side and rear lines.
- Detached buildings shall be one story with walls from grade to boxing not to exceed 12' in height.
- The roof pitch must match the dwelling.
- The detached building and location must be approved by the ARB.

### **PHASE 5**

- One single barn or detached building is allowed per site.
- The barn or detached building must meet the requirements of Amendment 9 of the Covenants of Stanton Landing.
- The barn or detached building, including design and location, must be approved by the ARB.