



Stanton Landing Property Owners Association  
101 Dolphin Way  
Beaufort, NC 28516  
[www.Stantonlanding.org](http://www.Stantonlanding.org)

## HOME DESIGN

Stanton Landing is comprised of five different phases. The initial phases of Stanton Landing consisted only of the lots on Gatsey Lane. The original Architectural Review Board (ARB) had a vision for the neighborhood and home designs were turned down that did not adhere to that vision. For fairness, subsequent ARBs have continued to uphold that vision for Gatsey Lane. Since that time, two phases have been added to Stanton Landing with different geographical makeups than the lots on Gatsey Lane. This policy clarifies the home design restrictions for the phases. Additional design restrictions will be found in the covenants. It is recommended that contact be made with the ARB prior to investing in professional plans.

### Phases I – III (Gatsey Lane)

Home designs should be multi-storied and similar in style to the existing homes on Gatsey Lane. Ground floors must be a minimum of 8 feet in height with a minimum area of 1600 square feet, excluding decks or porches. The square foot minimum may include garages (which must be enclosed). The main entrance to the home should be on the second level. Additional design restrictions are found in the covenants.

### Phase IV (Waterway Drive)

The main entrance to the homes can be on the ground floor or second level. Additional design restrictions are found in the covenants.

### Phase V (Old Stanton Road)

The main entrance to the homes can be on the ground floor or second level. Additional design restrictions are found in the covenants.