

# Lake Deeson Pointe Property Owners Association

## Architectural Submission Form

PLEASE SEND REQUEST (along with ALL DOCUMENTATION - plans, blueprints etc.) TO: LakeDeesonPOA@Gmail.com

Property Owner/Applicant: \_\_\_\_\_  
Property Address: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_

### Contractor Information

Contractor Name: \_\_\_\_\_  
Contractor Phone: \_\_\_\_\_  
Contractor Email: \_\_\_\_\_  
Project Start Date: \_\_\_/\_\_\_/\_\_\_ Project End Date: \_\_\_/\_\_\_/\_\_\_

### Contact information should the Architectural Committee wish to contact you for additional information

Phone: Home: \_\_\_\_\_ Work: \_\_\_\_\_ Cell: \_\_\_\_\_  
Mailing Address(if different than above) \_\_\_\_\_ Zip Code: \_\_\_\_\_  
Email Address: \_\_\_\_\_

### Modifications or Addition Requesting (Check all that apply) :

<input type="checkbox"/> Detached Structure Building	<input type="checkbox"/> Solar Screen(s)	<input type="checkbox"/> Shed
<input type="checkbox"/> Fence	<input type="checkbox"/> Exterior Modifications	<input type="checkbox"/> Storm Door
<input type="checkbox"/> New Construction	<input type="checkbox"/> Landscaping	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Paint	<input type="checkbox"/> Ornamentation	_____
<input type="checkbox"/> Play Equipment	<input type="checkbox"/> Patio/Arbor/Deck	
<input type="checkbox"/> Retaining Wall	<input type="checkbox"/> Pool/Spa	
<input type="checkbox"/> Roof		

Description of and reason for request (\*\*Required\*\*): (Submit any necessary documentation, links and info)

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Is this request in response to a violation letter we sent you?  Yes  No

### For Office / Lake Deeson Pointe Architectural Committee Use Only

Date Submission Received: \_\_\_\_\_

APPROVED  APPROVED W/STIPULATIONS  DENIED  DENIED-INSUFFICIENT INFORMATION

Stipulations/Comments/Suggestions: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Architectural Committee Pre-Approval Inspection: \_\_\_\_\_ Architectural Committee Post-completion Inspection \_\_\_\_\_

# Owners Acknowledgements:

I understand:

- That no work on this request shall commence until I have received approval of the Architectural Committee(AC)
- Any construction or alteration to the subject property prior to approval of the AC is strictly prohibited. If I have commenced or completed any construction or alteration to the subject property and any part of this application is disapproved, I may be required to return the subject property to its original condition at MY OWN EXPENSE. If I refuse to do so and the Lake Deeson Pointe Property Owners Association (LDPPOA) incurs any legal fees related to my construction and/or application, I will reimburse the LDPPOA for all such legal expenses incurred
- That any approval is contingent upon construction or alterations being completed in a neat and orderly manner
- That there are architectural requirements covered by the LDPPOA Declaration of Covenants, Restrictions, Limitations and Conditions (Covenants) and a board review process as established by the Board of Directors
- All proposed improvements to the property must comply with city, county, state and local codes. I understand that applications for all required building permits are my responsibility. Nothing herein shall be construed as a waiver of modification of any codes. My signature indicates that these standards are met to the best of my knowledge
- That any variation from the original application which can be construed to not meet the LDPPOA Bylaws must be resubmitted for approval. Should a modification be required that is within the Covenants requirements than no re-submission is required
- That if approved, said alteration must be maintained per the LDPPOA Covenants. This alteration will not detrimentally affect the proper drainage of any common areas or surrounding lots. I will be responsible at my expense to correct any drainage problems to such areas that may occur as a result of this work or alteration. The Builder/Applicant acknowledges and agrees that the AC and LDPPOA assume no liability resulting from the approval or disapproval of any plans submitted. The AC and the LDPPOA assume no liability and make no representations regarding the adequacy or quality of any submitted plans or whether such plans comply with any or all governing authority requirements. The AC's review, comments, and/or approvals do not relieve the Builder/Applicant of their responsibility and obligation to comply with the Master Declaration, Master Design Guidelines, or Subdivision Guidelines as applicable. The Builder/Applicant agrees to grant the AC accesses to property at any reasonable hour to inspect for compliance issues. It is the duty of the owner and the contractor employed by the owner to determine that the proposed improvement is structurally, mechanically and otherwise safe and that it is designed and constructed in compliance with applicable building codes, fire codes, other laws or regulations and sound practices. The LDPPOA, AC and any employee or member thereof, shall not be liable in damages or otherwise because of the approval or non-approval of any improvement.

**I certify that the above information is an accurate representation of the proposed improvements and that the work will conform to applicable codes, covenants and standards. I also certify that the improvements will be completed in accordance with the approved application. I understand that construction is not to begin until approval has been received from the Architectural Committee. The Architectural Committee has permission to enter the property to make inspections, as they deem necessary.**

**Property Owner/Applicant Print Name:** \_\_\_\_\_

**Property Owner/Applicant Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

**Property Co-Owner/Applicant Print Name:** \_\_\_\_\_

**Property Co-Owner/Applicant Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

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## Informational Addendum

**REVIEW PROCESS** – The AC will diligently review your application and make every reasonable effort to expedite the review process. Applications will be reviewed during the timeframe for completeness and the AC may request additional information to help clarify your proposal.

**APPLICATION** – The application must be accompanied with necessary documents, photos, drawings, brochures, and information necessary to present to the AC. Property owners must sign the application. ***Contractor's signatures for property owners will not be accepted.*** Modifications are not permitted to commence until the modification has been reviewed and approved by the AC.

**NOTIFICATION** - All property owners will be notified in writing by mail (USPS) OR Email once the request has been approved or denied. **APPEALS** – Requests must be based on the LDPPOA documents and time frames stated by the documents.