

Fence Construction (Any Type)

Date: _____

Property Owner's Name: _____

Property Address: _____

1. Plot map showing location of the fence on the property:
 - a. Homeowner can hand draw the lot, house and proposed fence location. Location of fence needs to be clearly drawn and distinguished from any other lines on drawing such as easements.
 - b. Dimensions of the fence on all sides. The drawing should show the setbacks and starting and stopping points of the fence. A survey of the lot is preferred showing any recorded easements on the property.
 - c. Fence set back from the property lines of the lot, if any. If connecting to a neighbor's existing fence, include written approval from your adjacent neighbor/s.
 - d. Fence connection points at house. If fence does not intersect with house corners, homeowner needs to note fence location from front or rear corner of home.
2. The height of the fence.
3. The style of the fence including color and type of material used to construct the fence.
4. The proposed start/completion date for the fence.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors. There may be Covenant restrictions that need to be reviewed with Owners. E.g. Fence must connect to neighbor's fence (no double fencing).

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

HOA Office Use Only:

Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.

Home Construction

Date: _____

Property Owner's Name: _____

Property Address: _____

1. The lot number and street address for the home.
2. Complete blueprints OR house floor plans and elevations. Electronic version preferred.
3. The square footage for the home should be provided.
4. Exterior colors and exterior building materials (e.g. brick, vinyl, stone, etc.) to be used. A written document listing ALL materials and their location must be provided. Submitter must include siding locations for ALL SIDES of home. Photographs or building material sample boards may be required to further document the exterior finishes. A minimum list of exterior finishes should include:
 - a. Building siding material, location and color/model for ALL SIDES of home. Need manufacturer and manufacturer color.
 - b. Boxing color. Need manufacturer and manufacturer color.
 - c. Shingle color and style. Need manufacturer and manufacture color.
 - d. Garage door style and color.
5. A plot plan (official survey of the lot) for the proposed home.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors.

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

HOA Office Use Only:

Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.

Detached Building / Addition Construction

Date: _____

Property Owner's Name: _____

Property Address: _____

1. Complete blueprints OR floor plans and elevations. Electronic version preferred.
2. The square footage for the building should be provided.
3. Exterior colors and exterior building materials (e.g. brick, vinyl, stone, etc.) to be used. A written document listing ALL materials and their location must be provided. Submitter must include siding locations for ALL SIDES of building. Photographs or building material sample boards may be required to further document the exterior finishes. A minimum list of exterior finishes should include:
 - a. Building siding material, location and color/model for ALL SIDES of building. Need manufacturer and manufacturer color.
 - b. Boxing color. Need manufacturer and manufacturer color.
 - c. Shingle color and style. Need manufacturer and manufacture color.
 - d. Door style and color.
4. Location of the building on the property including how far the building will be set back from the property lines of the lot. The petitioner can hand draw the lot, house and proposed detached building location. A foundation survey is preferred showing any recorded easements on the property.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors.

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

HOA Office Use Only:

Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.

Swimming Pool Construction

Date: _____

Property Owner's Name: _____

Property Address: _____

1. A drawing or pictures showing the location on the lot for the pool and the pool dimensions, as well as where the pump system and discharge pipe will be located. Drawing should include location of the pool on the property including how far the pool will be set back from the property lines of the lot. The petitioner can hand draw the lot, house and proposed pool location. A foundation survey is preferred showing any recorded easements on the property.
2. If there is an existing fence, this should be indicated on the drawing as well. If a new fence is to be installed, plans and specifications for a new fence enclosure should be provided, including:
 - a. The height of the fence.
 - b. The style of the fence including color and type of material used to construct the fence.
3. Pool or pump house plans should adhere to the Detached Building Construction specifications. Location of the building on the property including how far the building will be set back from the property lines of the lot should be included with the drawing, along with the following:
 - a. Complete blueprints OR floor plans and elevations. Electronic version preferred.
 - b. The square footage for the building should be provided.
 - c. Exterior colors and exterior building materials (e.g. brick, vinyl, stone, etc.) to be used. A written document listing ALL materials and their location must be provided. Submitter must include siding locations for ALL SIDES of building. Photographs or building material sample boards may be required to further document the exterior finishes. A minimum list of exterior finishes should include:
 - i. Building siding material, location and color/model for ALL SIDES of building. Need manufacturer and manufacturer color.
 - ii. Boxing color. Need manufacturer and manufacturer color.
 - iii. Shingle color and style. Need manufacturer and manufacture color.
 - iv. Door style and color.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors.

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

HOA Office Use Only: Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.

Deck construction

Date: _____

Property Owner's Name: _____

Property Address: _____

1. Location of the deck on the property. The petitioner can hand draw the lot, house and proposed deck location. The drawing should show the setbacks and starting and stopping points of the deck.
2. The height and size of the deck.
3. The style of the decking including color and type of material used to construct the deck.
4. The proposed start date for the deck.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors.

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

HOA Office Use Only:

Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.

Pergola construction

Date: _____

Property Owner's Name: _____

Property Address: _____

1. Location of the pergola on the property. The petitioner can hand draw the lot, house and proposed pergola location. The drawing should show the setbacks.
2. The height and size of the pergola.
3. The style of the pergola, including color and type of material used to construct the pergola.
4. Indication if the pergola will be freestanding or attached to an existing structure.
5. The proposed start date and completion timeframe for the pergola.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors.

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

Screened-in Porch

Date: _____

Property Owner's Name: _____

Property Address: _____

1. Location of the screened-in porch in relation to existing dwelling. The petitioner can hand draw the lot, house and proposed screened-in porch location. The drawing should show the setbacks.
2. The height and size of the screened-in porch
3. The style of the screened-in porch including color and type of material used to construct the screened-in porch.
4. The proposed start date and completion timeframe for the screened-in porch.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors.

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

HOA Office Use Only:

Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.

Solar Panels

Date: _____

Property Owner's Name: _____

Property Address: _____

1. Location of panels on dwelling and/or Lot. Copy of Installation Plan preferred.
 - a. Will they be visible from any road?
2. Manufacturer and size of panels.
3. Total amount of individual panels.
4. Details on coverings to ensure all electrical wiring is out of sight.

Please note: NO construction should be started until you receive approval for your request from the Architectural Review Committee or the Board of Directors.

In applying for the above architectural change, I agree to follow to the best of my ability the changes as described and meet any and all codes, permits or other requirements deemed necessary by county, state or other applicable authority.

Owner's signature

Date

Owner's signature

Date

HOA Office Use Only:

Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.

Architectural Review Standards

South Hall Owners Association

South Hall Owners Association has established minimum architectural review standards. Homeowners submitting plans and specifications to modify the exterior of their home or existing detached building, construct/modify a fence, build a new detached building or swimming pool should consider these minimum standards when they submit their information to the homeowners Association.

Fences:

- a. If a homeowner desires to install a fence, the Association is requiring the homeowner provide a survey performed by a licensed surveyor to identify the property corners if a new fence will be installed within 10 feet of any property line of the home.
- b. All wood fences must be painted or stained within 12 months of installation. The homeowner should provide a color or sample of the proposed paint or stain when submitting specifications to the Association for any fence whether it is wood or metal. PVC fences and chain-link fences are not approved for use in South Hall.

Building Projects:

- a. If a homeowner has plans to build a building or install a swimming pool, the homeowner shall have his property corners identified by a licensed surveyor and the surveyor must place the proposed building project on a plot plan. The plot plan must be submitted to the Board of Directors as part of the approval process.

Other:

As part of the approval process, the managing agent will provide abutting homeowners notice of the request for approval and any concerns by an abutting homeowner must be raised to the managing agent within ten days. Abutting homeowners will be notified once the board of directors has conditionally approved the building request.

HOA Office Use Only:

Please document any Restrictive Covenants that expressly state Architectural limitations below and share with the Board of Directors.