

# Sexton Mountain Meadows Planned Community Association

## DESIGN REVIEW COMMITTEE

### APPLICATION FOR ADDITION(S) AND/OR ALTERATION(S) TO PROPERTY

Name: \_\_\_\_\_ Lot #: \_\_\_\_\_

Address: \_\_\_\_\_

Owner's Phone: (Home) \_\_\_\_\_ (Work) \_\_\_\_\_ (Cell) \_\_\_\_\_

Owner's e-mail Address: \_\_\_\_\_

Address of Proposed Work: \_\_\_\_\_

Work being performed by (mark one): Contractor: \_\_\_\_\_ Homeowner: \_\_\_\_\_

Description of Work: (Attach supporting information / material with this form, as needed):

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

***Please allow up to 30 days for the DRC to review your application and submit a response back to you.***

Estimated Start Date: \_\_\_\_\_ Estimated Completion Date: \_\_\_\_\_

Applicant is not required to obtain signatures of acknowledgement by property owners that are adjacent to the proposed work, HOWEVER doing so will support your request and may help to expedite the processing of your application.

**Note to adjacent property owners:** Your signature does not constitute approval, but merely indicates an awareness and support of the applicant's intent. If you have any concerns with this application please notify the DRC in writing within seven days of your signature date.

Adjacent Lot	Lot Owner's Signature	Date	Lot
Left			
Right			
Across			
Rear			

**I have read and acknowledge the Declaration of Protective Covenants and Restrictions for Sexton Mountain Meadows that govern the procedure for undertaking any addition or alteration to my property.**

**Applicant's signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**This area for Design Review Committee use Only:**

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

Approve/Deny/Abstain	DRC Member Signature	Date		Approve/Deny/Abstain	DRC Member Signature	Date

Disclaimer of Liability or Warranty. The approval of plans and specifications by the Design Review Committee for Sexton Mountain Meadows Planned Community Association applies only to style, exterior finishes, appearance, and general location of the structures shown in such plans and specifications and shall not be relied upon as an approval or warranty regarding engineering and structural design, building or zoning code compliance, feasibility or marketability for any purpose, or compliance with applicable building ordinances, standards, or regulations. By approving the plans and specifications neither the Design Review Committee or the members therefrom, and said persons further specifically exclude from such approval any implied warranty of merchantability and fitness for any purpose.

*For more information visit our website at: [www.SextonMountainMeadows.com](http://www.SextonMountainMeadows.com)*

## REMODELING YOUR HOME?

Article III of the Declaration of Covenants and Restrictions for Sexton Mountain Meadows requires approval from the Design Review Committee (DRC) for any of the following:

- ✓ Any exterior remodeling
- ✓ Exterior painting that involves any color change
- ✓ Installation of any fencing or outbuilding
- ✓ Changes to front-yard landscaping
- ✓ Change of exterior siding materials
- ✓ Change of window style or finish
- ✓ Change of roofing materials and/or color

Please provide the following to the Design Review Committee:

1. A completed Design Review Committee (DRC) Application must be completed, signed, and dated by the applicant.
2. A complete set of plans and specifications must be submitted to, and reviewed and approved in writing by the DRC. All plans and specifications shall include, but not necessarily be limited to, the exterior color scheme & design, exterior materials, front-yard landscape design, building or structure to be erected, and be in sufficient detail so as to permit reasonable determination of the nature, style, and finish of the completed structure or modification.
3. If remodeling involves an exterior change of paint color, you must provide the defined requirements as noted on the re-painting form (see below)
4. If remodeling involves a change in roofing materials, you must provide the defined requirements as noted on the re-roofing form (see below)

The required information may be delivered to any Board Member for distribution & review for the purpose of obtaining majority approval by the Design Review Committee.

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Owner Name: \_\_\_\_\_ Address: \_\_\_\_\_

## RE-PAINTING YOUR HOME?

**Article III of the Declaration of Covenants and Restrictions for Sexton Mountain Meadows requires approval from the Design Review Committee for any change of colors when re-painting your home.**

Please provide the following to the Design Review Committee:

1. A completed Design Review Committee (DRC) Application must be completed, signed, and dated by the applicant.
2. Paint swatches must be provided for any area where exterior color is to be changed:

COLOR OF SIDING BODY

COLOR OF TRIM

COLOR OF FRONT DOOR

COLOR OF GARAGE OVERHEAD DOOR

OTHER COLOR _____

OTHER COLOR _____

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## RE-ROOFING YOUR HOME?

**Article III of the Declaration of Covenants and Restrictions for Sexton Mountain Meadows requires approval from the Design Review Committee for the change of roofing materials and/or color.**

**The 2nd Amendment to the Declaration of Protective Covenants and Restrictions for Sexton Mountain Meadows relative to roofing reads as follows:**

Article III, Section 6A is modified to read as follows:

Roof materials: The exterior surfaces of the roofs of all Houses shall be either:

- II. cedar shake
- III. tile materials
- IV. composition shingle simulating an architectural shake appearance. Any composition roof shall be of a style and color approved in writing by the Design Review Committee prior to installation, and shall have a minimum weight of not less than 425 lbs. per square. In no event shall a minimum 3-tab style composition shingle or basic metal roof be allowed on any House or structure.
- V. other approved product simulating a shake or tile appearance. Any product other than cedar shake or tile, or any product involving a change in color, shall be approved in writing by the Design Review Committee prior to installation or the securing of any municipal permit.

Please provide the following to the Design Review Committee:

1. A completed Design Review Committee (DRC) Application must be completed, signed, and dated by the applicant.
2. If you are using a product line that is not currently on the DRC approved list, you must submit the following in addition to the completed DRC Application:
  - a. Product Brochure clearly defining the weight per square of the intended product.
  - b. Your color choice.
  - c. Product Sample Board (can usually be obtained from your contractor or their supplier).

If you are using a product line that is currently on the DRC approved list, you only need to submit 1, 2a, & 2b above.

The following roofing products are currently on the DRC approved list:

- ✓ **Certainteed Presidential TL Ultimate Shake (480lbs per sq.)**
- ✓ **PABCO Paramount Advantage Heavyweight Signature Cut Shingle (430lbs per sq.)**

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