

The Cedars at Bent Creek - Project Approval Form

(Request for Property Committee approval as required by Restrictions)

THIS FORM MUST ACCOMPANY ALL REQUESTS

Owner(s): _____ Phone: _____

Email: _____

Address: _____ Lot No. _____

DATE SUBMITTED: _____

This request is for:

For Consideration, all submissions must include the following information:

- () Type of material(s) to be used
- () Actual scale drawing with specifications/dimensions
- () Stake survey or mortgage inspection report showing the project in relation to the house
- () An accurate description of the proposed project (pictures and drawings are helpful)
- () FOR NEW HOMES: Heated square footage (_____) of the home should be stated on the plans by the architect / heating/cooling bid showing heat-able square footage.

1. Please read your Easement, Covenants and Restrictions. (See page 13 of Restrictions: ITEM #29 – ARCHITECTURAL REVIEW)

2. Property Committee approvals are based on style, type, size and location of requested additions and/or improvements. Where any question(s) exist, the Restrictions will be used as a guide, however, the Property Committee determination is final regarding architectural control.

3. Changes made before or during construction to the exterior finish materials submitted on the original plans must be approved by the Property Committee. **Initial** _____
4. Under no circumstances does Property Committee approval indicate full authorization. All homeowners must also get the necessary governmental (city and/or county planning and building commissions, city inspectors, etc.) authorizations for all planned work.
5. If you proceed with work without getting all necessary approvals, you may be subject to legal proceedings as well as having to remove and/or re-do any unauthorized improvements.
6. Please allow 45 days for formal written approval, although most approvals are completed within a couple weeks.
7. Project must be completed in 180 days excluding new home construction.
8. The Trustees reserve the right to request that any structure in disrepair or no longer in use be disassembled, repaired or removed.
9. Driveway must be paved within one year of occupancy. **Initial** _____

Deedholder(s) Signatures

Date

PROPERTY COMMITTEE TRUSTEE use only

This request is:

() **APPROVED**

() **DENIED** for the following reason(s)

President - Richard Wooderson

Advisor - Daniel Record

Secretary - (vacant)

Advisor - Jim Chrisco

Treasurer - Joe Corio

Three (3) trustees must sign this form to validate approval of project.