

Architectural Review Committee (ARC)

Application

Gulf Landings Association

6035 Barefoot Court

New Port Richey, FL 34652

727-815-3672 Phone & Fax (call before faxing) or email:

clubhousemanager@gulflandingsassociation.com

Application Date: _____

Owner's Name: _____

Property Address: _____ Lot # _____

Phone: _____ Email: _____

Project Description: _____

Initial here _____ I give my permission to the ARC to come onto my property to review the areas where work is will be done or after work has been complete, after they knock on my door first to let me know they are here.

All applications that require a lot survey must be with a scale not smaller than 1"=30'0"

Check all that apply:

Please refer to the "Phase by Phase Lot Requirements" (That can be found on the website at www.GulfLandingsAssociation.com for restrictions related to your projects.

_____ **New Construction or Major Modification**

- a Submit two copies of complete plans and specifications including.
- b Lot survey showing dimensions, setbacks, landscaping and location of all ancillary equipment.
- c Landscaping plan.

- d Soil test (new construction only).
- e Descriptions with samples (when applicable) of exterior materials and colors.
- f Builder's name (builder must be on the approved builders list, available from the Management Co.)

Modification/Alterations of existing structure and/or property

(No Review Charge) Such as pool, room addition, fence, re-roofing, driveway etc (if different from present materials and color). Submit construction drawings and a copy of a lot and structure survey with proposed modifications drawn to scale on lot survey. Include samples (if applicable).

Dock, boat lift and other proposed structures on the water require a pre-approval physical inspection by the Committee.

Landscaping additions/alterations (No Review Charge)

Such as lawn ornaments, landscaping, play equipment, fountains, mailboxes, etc.

Submit proposal with proposed modifications to scale on lot survey.

Painting or Re-Painting (No Review Charge) (approved paint colors available from ARC)

- a Main house area – attach color swatch and paint description to this application. Paint a 2'x2' section on side of house one (1) week prior to ARC meeting.
- b Trim areas – attach color swatch and paint description to this application. Paint a 2' section of trim on side of house, adjacent to the 2'x2' section under (b) above, one (1) week prior to ARC meeting.
- c Driveway – attach color swatch and samples (if applicable).

Review and approval of plans and specifications submitted hereunder is made on the basis of aesthetic considerations only and the ARC shall not bear any responsibility or liability for ensuring the structural integrity or soundness of approved construction or modifications, nor for ensuring compliance with building codes and other governmental requirements.

The ARC and its members shall not be held liable for any injury, damage or loss arising out of the manner or quality of approved construction or modifications. The undersigned property owner hereby acknowledges and agrees that the undersigned shall be solely responsible for determining whether the improvements, alterations, or additions described herein comply with all applicable laws, rules, regulations, codes and ordinances; including, without limitation, zoning ordinances, subdivision regulations, and building codes. ***IT IS THE RESPONSIBILITY OF THE HOMEOWNER TO OBTAIN THE REQUIRED PERMITS FROM PASCO COUNTY IF NECESSARY.***

I agree not to begin property improvement(s) until the ARC notifies me, in writing, of its approval. (Since the ARC meets once a month, all applications will be reviewed, decided upon and the owner notified no later than 45 days from the receipt of the application by Management/ARC; otherwise the application "will be deemed to have been approved".) If any change is made that has not been approved, I/we understand and agree that the ARC has the right to require removal of the improvement(s) from my property at my expense.

Construction or improvements for which plan approval is granted here under must (a) commence within six (6) months from the approval date and (b) be completed and a certificate of occupancy (when applicable) issued within twelve (12) months after construction commences. If construction has not commenced within said six (6) month period, this approval shall be null and void and a new application must be submitted.

I WILL NOTIFY THE ARC, IN WRITING, WHEN THE PROJECT IS COMPLETE.

Street Address of Subject Property: _____

Mailing Address (if different): _____

Owner's Signature: _____

Print Name: _____

Phone Number: Home _____ Other _____

OFFICIAL USE ONLY BELOW THIS LINE

Approved _____ Disapproved _____ Date: _____

ARC Signature(s): _____

Reason for Disapproval _____

A denial may be appealed in accordance with the procedures set forth in your community association documents.