

REQUEST FOR MODIFICATION REVIEW

Name _____ Date _____

Address _____ Home Phone _____

City/State/Zip _____ Office Phone _____

Community _____ Lot/Block _____

Please provide the Covenants Committee with all information necessary to evaluate the request thoroughly and quickly. Requests must include, without limitation, the following information: site plan (including all dimensions), color chips (if applicable), detailed description of request, list of materials, pictures (if applicable), and any other information as specifically required below or as required by the Design Guidelines approved for the community.

Description of Modification Requested:

Estimated Start Date _____ Estimated Completion Date _____

Acknowledgment of Adjacent Homeowners (**all homeowners sharing common boundary line**): This acknowledgement will be considered by the Covenants Committee but will not be binding upon the Covenants Committee. No application will be considered unless this section is completed.

Signature _____ Lot (____) Approve (____) Disapprove (____)

Signature _____ Lot (____) Approve (____) Disapprove (____)

Signature _____ Lot (____) Approve (____) Disapprove (____)

Under each of the most common headings below, all the items listed must be submitted. Please refer to the Guidelines for other necessary information required for modifications such as detached structures, outdoor play equipment, pools, tennis courts, etc.:

_____ **Patio or Walkway**

_____ Lot survey denoting location

_____ List of materials to be used

_____ **Exterior Decorative Objects, Front Porch Flower Pots, Lighting, Etc.**

_____ Description of object _____

_____ Location and picture or sketch of object

_____ **Garden Plot**

_____ Location and size of garden

_____ Type of plants to be grown

_____ **Play Houses**

_____ Location (must have minimum visual impact on adjacent properties)

_____ Size and Sketch (limited to an area not to exceed 100 square feet)

_____ Materials (in most cases, material used **must** match existing materials of home)

_____ **Private Pool**

_____ Picture or drawing of pool type.

_____ Dimensions (maximum size 1,000 square ft.)

_____ Color (must be blue or white).

_____ Site plan denoting location.

_____ Type of lighting source.

_____ Landscape plan

_____ **Fencing**

_____ Picture or drawing of fence type.

_____ Dimensions (maximum height may not exceed 6 feet; maximum span between posts shall be ten feet; minimum post size shall be 4x4 inched; must have two 2x8 inch rails or three 2x6 inch horizontal rails per section).

_____ Color (must be natural or painted to match exterior color).

_____ Site plan denoting location (fence may not be located closer to any street than rear edge of home. On corner lot, fence may not be closer to side street than building line of house. Please use copy of survey from your closing package).

_____ Crossbeam structure must not be visible from any street (must face inside toward yard).

_____ Materials (must be cedar, cypress, vinyl or No. 2 grade or better pressure-treated pine).

_____ All nails, screws or fasteners shall be aluminum or hot-dipped galvanized.

_____ If fence is solid privacy type, all posts shall be anchored in concrete.

----- **Exterior Landscaping and Maintenance**
----- Landscape plan denoting plant material and location

----- **Deck/Porch**
----- Picture or Drawing (deck must match any existing deck).
----- Dimensions
----- Color (must be natural or painted to match exterior color of home).
----- Site plan denoting location (in most cases may not extend past sides of home).
----- Materials (must be cedar, cypress or No. 2 grade or better pressure-treated pine).

----- **Exterior Building Alterations**
Paint (Submit only if other than original paint color)
----- Color and address of home with desired John Wieland Homes and Neighborhoods' color used in or approved for this or another John Wieland community in the same county.
----- Area of home to be repainted.
----- Photograph of your home plus homes on either side (in most cases adjacent homes cannot be painted the same colors).

Storm Windows/Doors
----- Picture or drawing of all windows/doors on which storm windows/doors will be installed.
----- Picture depicting style of storm window/door to be installed.
----- Color (window/door trim must be baked enamel and color must be compatible with primary and trim colors).

Building Additions
----- Location of addition and size of lot.
----- Size, color, and detailed architectural drawing of addition.
----- Materials (material used **must** match existing materials of home).
----- Building permit (if required).

Note: I understand and agree that no work on this request shall commence until written approval of the Covenants Committee has been received by me. I represent and warrant that the requested changes strictly conform to the community Design Guidelines and that these changes shall be made in strict conformance with the Design Guidelines. I understand that I am responsible for complying with all city and county regulations.

Neither John Wieland Homes and Neighborhoods, Inc., the Association Board of Directors, the Association Advisory Committee or the Association Covenants Committee nor their respective members, Secretary, successors, assigns, agents, representatives or employees shall be liable for damages or otherwise to anyone requesting approval of an architectural alteration by reason of mistake in judgment, negligence or nonfeasance, arising out of any action with respect to any submission. The Architectural Review is directed toward review and approval of site planning, appearance and aesthetics. None of the foregoing assume any responsibility regarding design or construction, including, without limitation, the structural integrity, mechanical or electrical design, methods of construction, or technical suitability of materials. I hereby release and covenant not to sue all of the foregoing from/for any claims or damages regarding this request or the approval or denial thereof.

Owner's Signature _____ Date _____

FOR COVENANTS COMMITTEE USE Approved By: _____
Covenants Committee Member

Date Received _____

Approved _____ Not Approved _____ Conditions _____

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Comments: