

# Red Cedar Canyon Townhouse Association

## Architectural, Landscape or Irrigation Modification Request

Please print and return completed application to:  
Red Cedar Canyon Townhouse Association c/o:  
MJF and Associates, Inc.  
1940 So. Greeley Street, Suite 104  
Stillwater, MN 55082  
office@mjfandassociates.com

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### Agreement

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

I, \_\_\_\_\_, the undersigned, being the owner of the above listed property located in the Red Cedar Canyon Townhouse Association, hereby apply to the association board of directors for approval of the proposal described below. I acknowledge that I have received and have read the documentation from the association regarding architectural/landscape changes to my property, and I hereby agree to all conditions and requirements stated in that document as well as the conditions and requirements referred to below.

Signature \_\_\_\_\_ Date \_\_\_\_\_

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**Brief description of proposed change or modification Note:** Please include any changes to color.

Proposed start date \_\_\_\_\_ Proposed completion date \_\_\_\_\_

**Note:** All proper permits will need to be purchased. If trees/bushes are being planted, installation site must be approved by Diggers Hotline. Irrigation requests must be approved by the board prior to modifications.

Will a dumpster need to be placed on the \_\_\_\_\_ yes \_\_\_\_\_ no  
Will any other homeowner be affected by the \_\_\_\_\_ yes \_\_\_\_\_ no (If yes, please explain.)

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### Contractor information

Name \_\_\_\_\_  
Address \_\_\_\_\_  
Telephone number \_\_\_\_\_  
Is the above contractor licensed and insured if necessary? \_\_\_\_\_ yes \_\_\_\_\_ no

### Attachments

Diagrams or drawings of the modifications or pictures of materials are useful in the approval process.  
Drawings & plans \_\_\_\_\_ Specifications \_\_\_\_\_ Pictures \_\_\_\_\_ Other (Please list.)

Manufacturer \_\_\_\_\_

**Note:** Please refer to your association documents for the association-specific conditions and requirements for architectural, landscape and irrigation changes.

**Red Cedar Canyon Townhouse Association**  
**Architectural, Landscape or Irrigation Modification Request**  
**General Conditions and Requirements**

1. I hereby agree to obtain approval, in writing, from any of my immediate neighbors who might be affected by my proposed modification, if required by the Board of Directors (BOD) or the Architectural Control Committee (ACC).
2. In the event that the proposal is granted final approval, I agree to assume responsibility for any costs and liabilities for personal injury or property damage, regardless of the time of occurrence, which arises out of the project. Furthermore, I agree to indemnify and hold harmless to the association, its officers and directors, its management, and all other owners from any such costs or liabilities that might arise.
3. I hereby agree to obtain a certificate of insurance from any contractors (if any) hired to perform the proposed construction and provide copies to the BOD or ACC before the start of any construction. All contractors must have public liability coverage, with minimum limits of \$1,000,000 per occurrence, to protect homeowners and the Association from any personal injury or property damage resulting from the performance of their work.
4. I hereby agree to obtain a building permit (if required) prior to any construction. Furthermore, I agree to abide by all laws and regulations which might affect the proposed construction in any way.
5. I acknowledge and understand that the BOD or ACC must either approve or deny my proposal within thirty (30) days after my completed application with plans and specifications (including changes) has been submitted and received by the BOD or ACC.
6. I further agree that any waiver of any conditions which might apply to my proposal by the BOD shall not constitute a waiver for purposes of any future proposal which I or another owner might submit.
7. Any request for irrigation in the flower bed areas of the unit that are not part of the normal lawn irrigation system whether repair or installation will be charged to the individual unit owner requesting the irrigation.

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Owner Signature

Date

**NOTE:** If this request is for installation of a RETRACTABLE AWNING or SOLAR TUBE, please fill out and return the appropriate waiver (attached) with your application.

**Red Cedar Canyon Townhouse Association**  
**Architectural, Landscape or Irrigation Modification Request**  
**Solar Tube Waiver of Association Liability**

I/We as the owner/s of unit \_\_\_\_\_  
in the Red Cedar Canyon Townhouse Association understand we are responsible for  
any and all roof leaks and repairs that result from the installation of a solar tube. We  
also understand we are responsible for any and all repairs associated with the solar  
tube.

By signing below, we waive and release Red Cedar Canyon Townhouse Association  
from any and all liability associated with the installation of a solar tube and future roof  
leaks due to the installation.

I/We have read the above, understand its contents, and voluntarily agree to its terms.

\_\_\_\_\_  
Unit Owner Signature

\_\_\_\_\_  
Unit Owner Printed Name

\_\_\_\_\_  
Date

**Notes**

1. This waiver must be accompanied by a completed Architectural, Landscape or Irrigation Modification Request and submitted for approval to the Red Cedar Canyon Townhouse Association Board of Directors.
2. One waiver must be completed for each solar tube listed on the application.