

ADDRESS: ABC STREETINSPECTION DATE: XX-XX-2025LETTER OF COMPLIANCE SAMPLE INSPECTION FORM

At a minimum, the inspection will review the overall condition and maintenance of the property. Below lists the items that will/could be reviewed for consistency and compatibility of the style(s) and color(s), which includes but is not limited to **siding, roofing, trim, windows, doors, lighting, and other added structures**. In general, the inspection will look for anything that stands out (ie: in location/visibility, size, condition, consistency, etc.). Items that have been added or changed would have required an alteration application approval at the time of alteration or installation. Therefore, the item will be checked that: 1) The approval is on file and 2) Nothing has changed since the approval. **Elements that required approval are indicated in the list below with an *.**

*Note: The list below is only an "outline of guidelines". For reference, be sure to review the **Owen Brown Community Association Architectural Guidelines to the Owen Brown Covenants**.*

Inspection Item	Notes	Alteration Application Approval Date	Compliant (Y/N)
<u>HOUSE NUMBERS</u> (3"-6" in height; no more than two sets per property; not painted on the curb)			Y
<u>STRUCTURE</u> SIDING FOUNDATION WALL GABLE END/TRIM COLORS (No more than 5 colors - not including brick or concrete left natural - among the siding, foundation, roof, trim, doors, garage doors, windows and shutters)	dirty siding dirty foundation wall		N
<u>DOORS</u> ENTRY, SLIDING, STORM, SCREEN			Y
<u>WINDOWS</u> SHUTTERS GRIDS (all or none) SCREENS (all or none)	missing screens on back upper windows		N
<u>ROOFING</u> SKYLIGHTS/LIGHT TUNNELS* ATTIC FANS & RIDGE VENTS* EXHAUST VENTS* (Radon, Gas, Waste Stack - vent pipe should blend with siding)			Y
<u>CHIMNEYS & FLUES</u> (Material, visibility, exposure) CHIMNEY CAPS	chimney cap rusted		N
<u>GUTTERS, DOWNSPOUTS, & DRAINAGE PIPES</u> (Raised leaf guards*; downspout extensions and drainage pipes are buried underground)			Y
<u>DRIVEWAYS & PARKING PAD</u> (Concrete material, not painted; vehicle types and parking location)			Y
<u>GARAGES & CARPORTS</u> GARAGE DOORS CARPORT: POSTS, TRIM, ROOF, GUTTERS (consistency with house) CARPORT SHED/SHED DOOR	garage door trim is peeling/rotting		N
<u>PATIOS & WALKWAYS</u> (Stepping-stones and pavers are flush with the ground; size and location of patio(s)) RAMPS, RAILINGS, ACCESSORY MOBILITY STRUCTURES			Y

Inspection Item	Notes	Alteration Application Approval Date	Compliant (Y/N)
<u>LIGHTING</u> (Operational; security lights/flood light location; lamp post & front door fixture similar in color/style)			Y
<u>PLAY EQUIPMENT*</u> (No more than two pieces per yard) BASKETBALL BACKBOARDS* (Height of the goal is 7' - 10'; backboards in the front are attached to the house, garage, or carport; freestanding or portable backboards in the front are at least 4 feet from the nearest property line)	N/A		
<u>SHEDS/INDEPENDENT STRUCTURES*</u> (One per property, located in the rear of the house; securely anchored; built as approved) STORAGE CONTAINERS (No larger than 15 sqft or over 6' in height) TEMPORARY STRUCTURES	shed was approved	7/9/23	Y
<u>FENCES*</u> (location on property; is of an approved style and height; gates open inward unless property outside the fence is also owned by resident; wire mesh is attached to inside of fence and does not extend above top rail; privacy fence is in approved location)			Y
<u>DECKS*</u> (Materials; lattice, balusters, lighting and guardrails; enclosed decks: doors & windows) PORCHES AND PORTICOS* (No carpeting on porch surfaces and stairs) GAZEBOS* HOT TUBS*	deck not built as approved. Application states natural wood but decking is composite		N
<u>YARD/GROUNDS</u> FLOWER BOXES LANDSCAPING (No artificial turf; does not create an incongruous look with abutting properties) LAWN ORNAMENTATION (Size; location; number of items) PONDS AND POOLS* (No above-ground pools; located in the rear of the house; enclosed with privacy fencing 5 feet to 6 feet high) SEATING/TABLES* (material/man-made looking) TREES (No dead trees or trees in danger of falling over; no trunks or exposed roots after being cut down) VEGETABLE GARDENS* (No larger than 100 sqft; not located in the front yard) WOODPILES (Located in the rear or least visible part of the lot and at least 10 feet from the rear property line; amount is less than one cord)	trees in rear yard appear to need maintenance. It's overgrown and looks to be in danger of falling		N
<u>TRASH AND BULK ITEMS</u> (no discarded household items stored in carport or under decks; trash cans securely closed)			Y
<u>HEATING/AC UNITS</u> PROPANE/FUEL TANKS/GENERATORS (Within the rear sidelines of the house as close to the house as possible)			Y

Other Elements If Applicable	Notes
ANTENNAS and SATELLITE DISHES (One meter (39 inches) or less in diameter; mounting pole is under 12 feet high and extends less than 2 feet above peak of the roof; only one dish or antenna per property; mounted on the roof with cables/wires secured to the house or buried)	no approval on record for satellite dish
APIARIES FOR BEEKEEPING* (See Architectural Guidelines)	N/A
AWNINGS, PERGOLAS, ARBORS AND TRELLIS* (Located in the rear and in scale of the house; matching colors)	N/A
CHICKEN COOPS* (See Architectural Guidelines)	N/A
CLOTHESLINES (Located in the rear and least visible part of the lot, at least 10 feet from the rear of the property line)	N/A
COMPOST BINS* (Located in rear yard at least 10 feet from the rear property line and within the sidelines of the house; color is black, green, brown, or tan; contained; no larger than 27 cubic feet in volume; Compost plant material only—no oil, meat, dairy, or non-vegetable waste)	N/A
DOG HOUSES* (Placed as close to the rear of the house as possible; maximum size of 4' wide by 4' deep and 4' high)	N/A
ELECTRIC VEHICLE CHARGING STATIONS (Location and visibility)	N/A
FLAGS AND FLAG POLES (Maximum height of 25 feet; respectfully displays two portable, removable United States flag, Maryland state flag, or flags of a US military branch)	approved application 5/3/20
GRILLS, FIREPITS AND BARBECUES (PERMANENT, BUILT-IN)* (Located in the rear yard in the least visible area; at least 10 feet from the rear property line)	firepit not permanent structure
HOLIDAY DECORATIONS (Displayed for four weeks prior to and after a holiday)	N/A
RAIN BARRELS* (Size/dimensions do not exceed 65 gallons; number of rain barrels does not exceed the number of down spouts; rain barrels are only located in the vicinity of downspouts and kept free of standing water)	N/A
RAIN GARDENS* SECURITY CAMERAS* (No more than 6 cameras; similar in color to mounting surface)	no approval on record
SIGNS (One permanent and up to 3 temporary signs; no business or commercial signs; does not present cluttered, is well maintained, and does not display hateful, profane or bigoted language and/or symbols; appropriate size and duration of display)	N/A
SOLAR COLLECTOR SYSTEMS* (All pipes, plumbing, and wiring is hidden; panels should blend with siding)	approved application 8/27/19