



LAKE SAN MARCOS COMMUNITY ASSOCIATION

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"BUILDING A BETTER COMMUNITY"

ARCHITECTURAL CONTROL COMMITTEE **GUIDELINES FOR SUBMITTAL**

Before starting any work, please complete this application in detail and return to the LSMCA office along with a detailed description of the work you plan to do. You will receive a written response from the Architectural Control Committee (ACC) within 30 days of submittal of your completed application

On all exterior changes, including landscaping, approval from adjacent property owners is required. Submittals will not be considered without signatures of adjacent property owners of their approval on the plans. Room additions, walls, fences and patio cover submittals will not be accepted unless the site plan shows location relative to house in feet & inches dimensions with height and colors. Construction must not impair views of adjacent property owners.

ADDITIONS, ALTERATIONS, RECONSTRUCTION

- ☐ Plans, drawings or sketches must be readable.
- ☐ Show location of addition or alteration with respect to existing structure(s).
- ☐ Show dimensions of addition or alteration, including heights as shown by story poles.
- ☐ Location of windows and/or doors.
- ☐ Roof must tie in with existing and be similar (hip, gable, etc.)
- ☐ Type of materials to be used.
- ☐ Colors must be similar to existing or provide complete color samples.
- ☐ Driveway changes must include dimensions and type of material to be used. (Expansion of driveways is to be avoided unless a golf cart addition is planned.)
- ☐ Landscaping must be shown on the plot plan with relation to existing structure. Type of plant material must be shown.

FENCING and/or SWIMMING POOLS & SPAS

- ☐ Plans, drawings or sketches must be readable.
- ☐ Show location of swimming pool/spa and pool/spa equipment.
- ☐ The addition or alteration of fence with dimensions & with respect to existing structure(s).
- ☐ Show dimensions of pool and height of fencing. (Anything above 5' requires a special hearing) (County building code requires a 5' fence around pool/spa)
- ☐ Type of fence materials to be used. If a hedge is planned, show type of material.
- ☐ Colors must be similar to existing or show complete color changes.

APPLICATION
TO: ARCHITECTURAL CONTROL COMMITTEE

Date: _____

Applicants Name: _____

Property Address: _____

Telephone: _____ FAX: _____

E-Mail: _____

Description of Work:

Submittals: ☐ Site Plan (required) showing location relative to existing structure(s), heights & colors ☐ Estimated Completion Date _____
☐ Detailed Architectural Plans ☐ Landscape Plans (show names of plants)
☐ Specifications ☐ Colors ☐ Materials & Finishes ☐ Brochure

As a condition of accepting your application, and the issuance by the Architectural Control Committee (ACC) of a decision pursuant to your application, you hereby agree to hold harmless, defend and indemnify the ACC against any challenge of its decision by a third party.

Applicant's Signature

Applicant's Signature

Visual Impact Neighbors

(List additional neighbors on Reverse side if necessary)

Neighbor Property Owner - Sign & Print Name

Address

Neighbor Property Owner - Sign & Print Name

Address

Neighbor Property Owner - Sign & Print Name

Address

For Committee Use:

Date Received: _____ Date Approved/Denied: _____