

**Peccole Ranch Community Association**

9501 Red Hills Road  
Las Vegas, NV  
Phone: (702) 255-3351  
Fax: (702) 243-5819  
www.peccoleranch.net



**Peccole Ranch Design Review Application Form**

**Submission Requirements:** *The Committee meets on the first Thursday of each month unless otherwise noted. Deadline for completed staff review of applications is \_\_\_\_\_. Please allow up to three business days for staff review. Incomplete applications will not be considered by the DRC Committee.*

Owner's Name: \_\_\_\_\_  
Property Address: \_\_\_\_\_  
Mailing Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Cell: \_\_\_\_\_ Work: \_\_\_\_\_  
Preferred method of contact:  Mail or  Email \_\_\_\_\_  
Proposed Improvement:  Landscape & Irrigation  Painting  Major Addition  Patio  Pool  Other  
1) \_\_\_\_\_  
2) \_\_\_\_\_  
3) \_\_\_\_\_  
4) \_\_\_\_\_  
REQUEST FOR APPROVAL: *(Please provide a brief description of the project. Use attachments for additional exhibits which provide for details, drawings, photographs, plans or catalog-cuts, copies of required permits, analysis of plant coverage, etc.)*

**Homeowner Checklist**

- \_\_\_\_\_ Application Fee of \_\_\_\_\_ (See Fee Schedule)
- \_\_\_\_\_ Photos of your property
- \_\_\_\_\_ Landscape Form Attached
  - Complete Set of Plans
  - Set-Backs are clearly marked on plans
  - Dimensions listed and marked on plans
  - Vegetation listed (# of each type provided)
    - o Trees minimum of 24" box
    - o Plants minimum of 5 gallons
- \_\_\_\_\_ Decorative Rock Sample (size & Color listed on plans)
- \_\_\_\_\_ Artificial Turf Sample (6 - 12 in square)
- \_\_\_\_\_ Patios Form Attached
- \_\_\_\_\_ Paint Scheme Form Attached
  - Neighbor Awareness Form attached
- \_\_\_\_\_ Solar Panel Installation
  - Site-Diagram Attached which also notes panel locations

**Self-Build only:** \_\_\_\_\_ I understand, this application is for review and approval of the described improvements listed above. Anything not listed here and not clearly shown on plans will not be a part of this review. Approval is for aesthetic purposes only and does not constitute approval as to compliance with applicable state, county or city law, building and safety requirements or zoning ordinance. I agree to take no action to implement this project until receipt of the final written decision of the DRC. I hereby certify that the above-named person has the authority vested by the owner to commit to design changes and otherwise represent the property owner to the DRC. In addition, the information provided in this application is accurate to the best of my knowledge. I understand I will be liable for all costs necessary to bring the work up to the current standards. Permission is granted to PRCA staff to enter the subject property as necessary in performance of their duties. ***I have read and understand by doing this improvement without a contractor, I hereby indemnify Peccole Ranch Community Association and the Design Review Committee, and agents thereof, and hold them harmless against and from any and all liabilities, claims, losses, damages and expenses connected with the improvements or construction of the improvements.***

**PECCOLE RANCH COMMUNITY ASSOCIATION INDEMNITY AGREEMENT**

**OWNER** (identified below) is the owner of property located within Peccole Ranch and wishes to commence construction of improvements (hereinafter the "improvements") set forth as attached hereto.

**CONTRACTOR** (identified below) has been hired by Owner to effect the improvements.

**CONSTRUCTION** for the improvements is subject to the Master Declaration of Covenants, Conditions, Restrictions, Assessments, Charges, Servitude's, Liens, Reservations and Easements for Peccole Ranch, as well as certain Rules and Regulations of the Peccole Ranch Community Association and/or Design Review Committee.

**THE ASSOCIATION** and the DRC may (but are not obligated to) exercise supervisory responsibility with respect to ascertaining that Contractor's operations and improvements comply with the Rules and Regulations, Design Guidelines and CC&Rs.

**CERTAIN INDEMNITIES** are required of the Owner and Contractor, as follows, prior to commencement construction of any improvements.

**ACCORDINGLY, OWNER AND CONTRACTOR** hereby agree to construct the improvements in accordance with the Rules and Regulations, Design Guidelines and Declaration of Covenants, Conditions and Restrictions of the Peccole Ranch Community Association.

**OWNER** shall be responsible for the conduct of Contractors, its employees and agents within Peccole Ranch. Owner and contractor understand and agree that violations of the Rules and Regulations may be met with a warning, stop work order, lien assessments, and/or revocation of Contractor's right to enter Peccole Ranch property.

**OWNER AND CONTRACTOR** hereby indemnify Peccole Ranch Community Association and the Design Review Committee, and agents thereof, and hold them harmless against and from any and all liabilities, claims, losses, damages and expenses connected with the improvements or construction of the improvements.

"HOMEOWNER"

\_\_\_\_\_  
Name

\_\_\_\_\_  
Street Address

\_\_\_\_\_  
City/State/Zip

\_\_\_\_\_  
Phone Number(s)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

"CONTRACTOR"

\_\_\_\_\_  
Name

\_\_\_\_\_  
Street Address

\_\_\_\_\_  
City/State/Zip

\_\_\_\_\_  
Phone Number(s)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Contractor's License

\_\_\_\_\_  
Limit

<b>FOR COMMITTEE USE ONLY:</b> <input type="checkbox"/> APPROVED <input type="checkbox"/> CONDITIONAL APPROVAL <input type="checkbox"/> REJECTED
CHECK RECEIVED:
COMMENTS/CONDITIONS:

STAFF SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

# Peccole Ranch Design Review Application Form

## EXHIBIT B: PAINT PROPERTY

PAINT SCHEME: \_\_\_\_\_

Pictures are required of the following properties prior to painting your property:

- Homeowner's Property \_\_\_\_\_  Property to the Left \_\_\_\_\_  
 Property to the Right \_\_\_\_\_  Front Facing Property \_\_\_\_\_

***For immediate approval within 72 hours, please fill out the form as designated on the scheme you choose. Staff can not approve the painting of any structure that is not within the pre-defined painting protocol approved by the Board of Directors. Your request will be presented to the DRC Committee for review at the next DRC Committee Meeting*** \_\_\_\_\_

BODY: \_\_\_\_\_

FASCIA: \_\_\_\_\_

TRIM: \_\_\_\_\_

POP-OUTS: \_\_\_\_\_

FRONT DOOR: \_\_\_\_\_

INSERTS: \_\_\_\_\_

BLOCK WALL: \_\_\_\_\_

\*\*\*Must be painted to match the body

UTILITY GARAGE DOOR: \_\_\_\_\_

\*\*May be painted the body or trim only

GARAGE DOOR: \_\_\_\_\_

\*\*\*May be painted the body or trim only

SHUTTERS: \_\_\_\_\_

\*\*\*Shutters must be painted the trim only

SECURITY DOOR: \_\_\_\_\_

\*\*Suggested color would be painted the body or trim, due to the maintenance of factory finishes it is not required (black is prohibited)

\*\*Neighbor Awareness Form is required for this section below if you share responsibility of the maintenance with your neighbor. If you do not share responsibility, just notate the color it is to be painted.

WROUGHT IRON: \_\_\_\_\_

\_\_\_\_\_  
Neighbor's Signature

RETURN/PONY WALL: \_\_\_\_\_

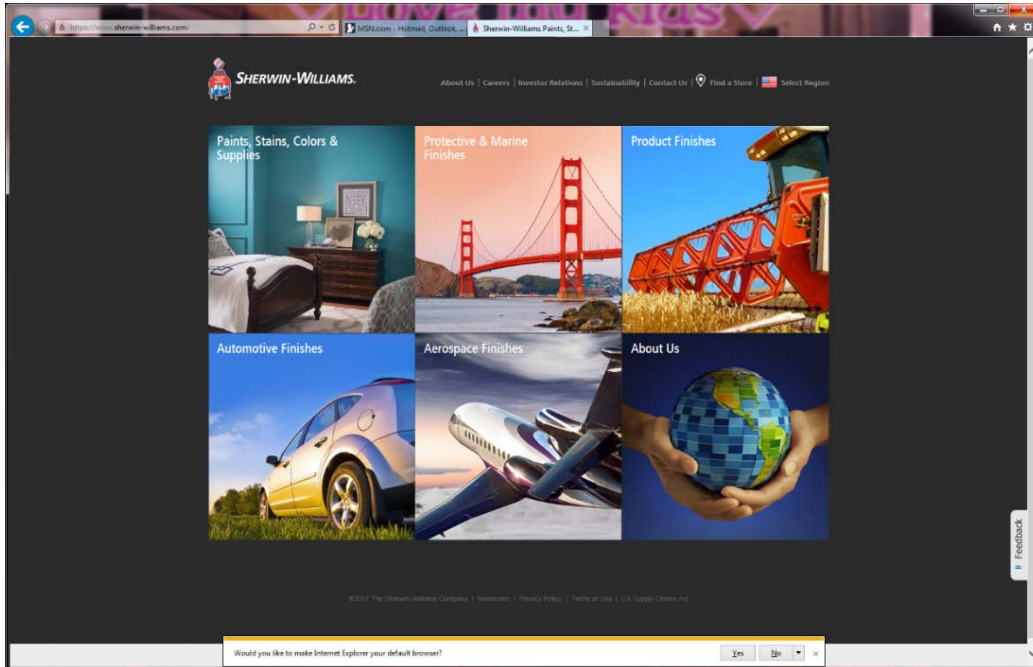
\_\_\_\_\_  
Neighbor's Signature

HOMEOWNER'S SIGNATURE: \_\_\_\_\_

DATE: \_\_\_\_\_

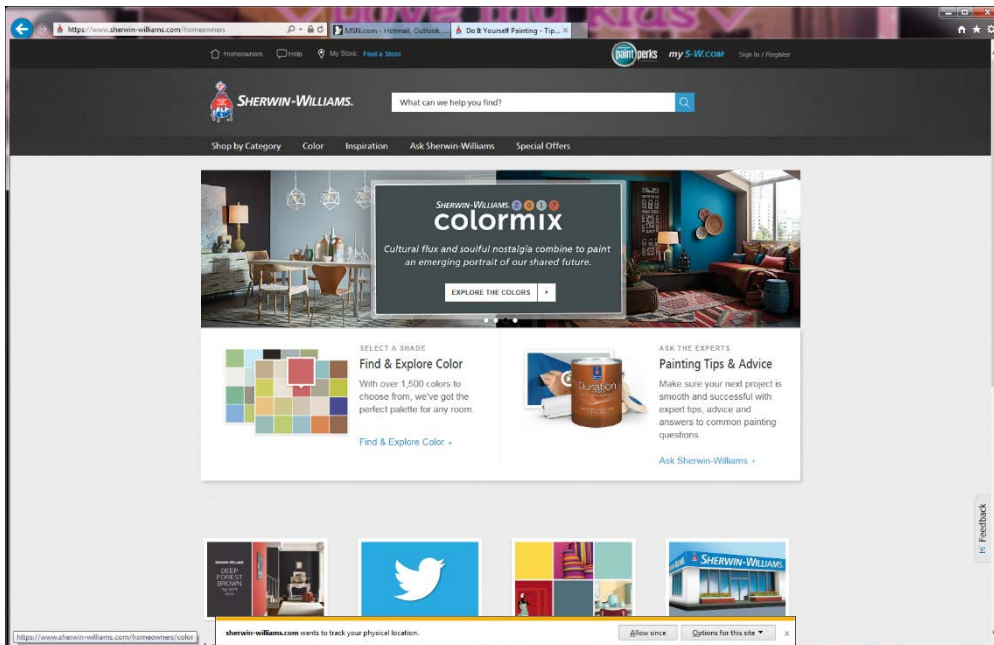
PROPERTY ADDRESS: \_\_\_\_\_

1. [www.sherwin-williams.com](http://www.sherwin-williams.com)



2. Select – **Paints, Stains, colors & Supplies** (For Homeowners)

3. Hover over to **“Color”** Tab



a. Select – **Find & Explore Colors**

b. Select - **Homeowners Association Color**

4. Input the information for State, City, HOA Community:

**NV, Las Vegas, Peccole Ranch HOA and click search**