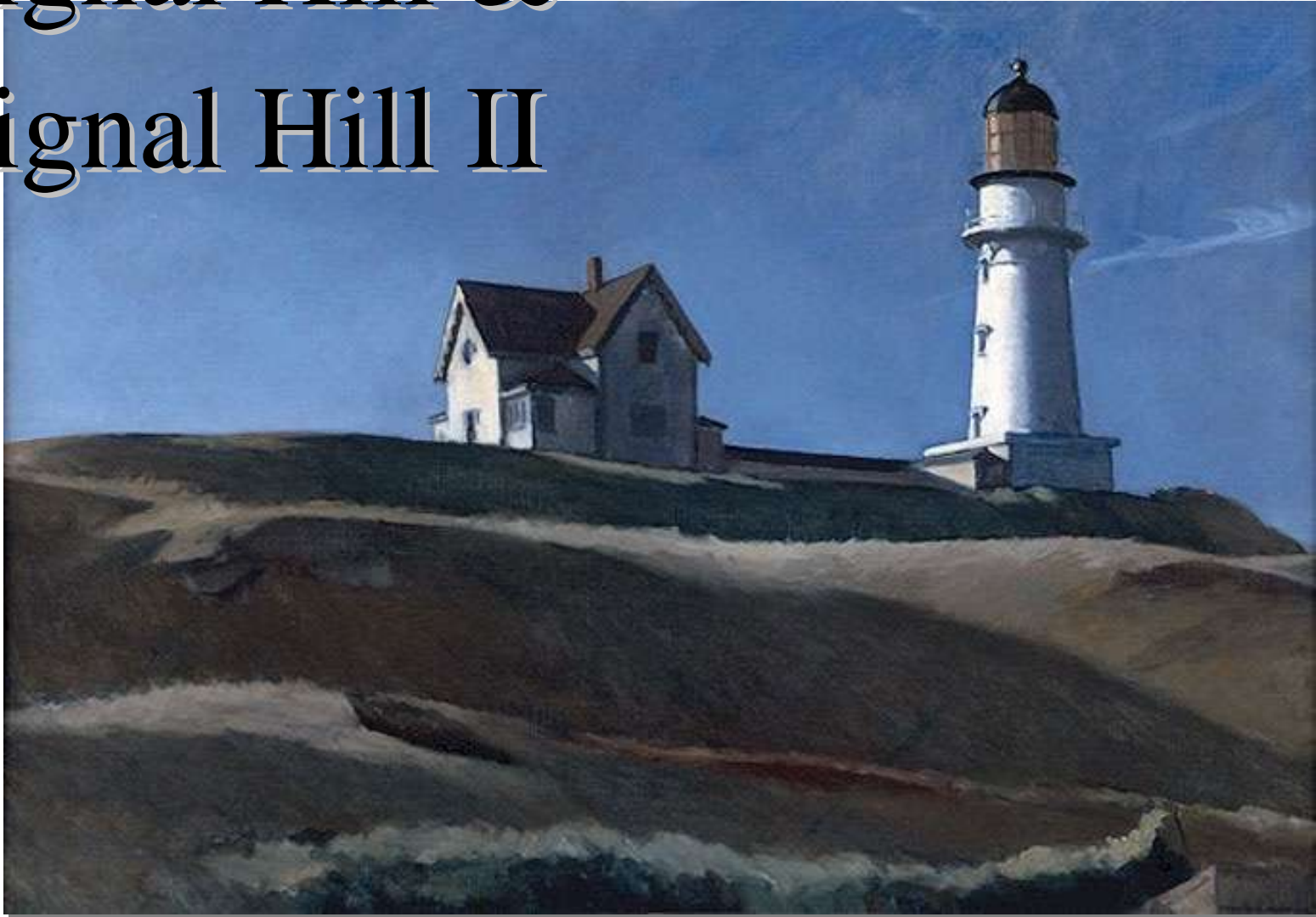


Signal Hill & Signal Hill II



Architectural
Design Guidelines

Revised November 11th 2010

Prospective Construction Applicants

Please find the attached Architectural Design Guidelines that have been adopted by Signal Hill Property Owners' Association, Inc. (SHPOA) in accordance with its restrictive covenants. It outlines the guidelines to be followed by applicant and identifies necessary information to be supplied by applicant in order for SHPOA to timely review and process the application.

If the applicant desires to seek a variance from the Architectural Design Guidelines, it should clearly identify specifically what variance is being requested at the time that the construction application is submitted to SHPOA. Any variance request should include all pertinent information in order for SHPOA to review and consider.

SHPOA retains professional design service providers, as appointed by the SHPOA Board from time to time, to review all construction applications and advise SHPOA accordingly. **Please note that SHPOA will bear the first \$250 of review costs by SHPOA's designee. Any further review costs that are necessary shall be borne by applicant.** The SHPOA Board, through the Architectural Review Committee, can advise applicant of the amount of any such costs.



SHOPA Board

SHPOA Architectural Committee

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Tim Cutter	Tim_Cutter@batesville.com	645 6128

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Introduction

In order for all homes in Signal Hill & Signal Hill II to be compatible, and so that the value of all the homes is protected, the Architectural Committee has compiled Design Guidelines to be utilized by the property owners, designers and builders in the planning and construction of their residences. These guidelines are intended to be complementary to and in harmony with the Declaration of Covenants, Conditions and Restrictions (CC&R's), which have been recorded in the land records of the office of the County Clerk of Tulsa County. They are not devised to unduly restrict buyers, but rather to protect all subdivision residents against anyone building a home in the subdivision, which is in poor taste, and thus would detract from the value of the other homes in the subdivision. These documents set basic design and construction standards to promote a neighborhood of well-proportioned and architecturally dignified buildings.

Furthermore, by implementing these Guidelines, the Developer has established an Architectural Committee, which will serve as a resource and guide to the owners, builders and designers.

Please review these Architectural Guidelines prior to completing your application form, to ensure your submittal is complete. If at any time you have any questions regarding the review process, please contact the Signal Hill & Signal Hill II Homeowners Association at (918) 519-3500.

Purpose and Policies

The Architectural Review Committee shall approve plans and specifications submitted for its approval only if it deems that the construction, alterations, or additions contemplated in the locations indicated will; (a) not be detrimental to the appearance of the surrounding area of the Properties as a whole, (b) will not unreasonably restrict or impair an Owner's use of his property (as determined solely by the Architectural Review Committee), (c) will not unreasonably interfere with an Owner's privacy, as determined solely by the Architectural Review Committee, (d) that the appearance of any structure affected will be in harmony with the surrounding structures, (e) that the construction will not detract from the beauty, or attractiveness of the Signal Hill and Signal Hill II neighborhoods, and (f) that the upkeep and maintenance will not become a burden on the Association.

Any change not specifically addressed or outlined in these Guidelines will become a matter of reasonable discretion on the part of the Architectural Review Committee. In the event of a conflict between this document and the Covenants, Conditions and Restrictions (CC&R's), the CC&R's shall prevail. Please review the Signal Hill & Signal Hill II CC&R's entirely prior to plan submission and work commencement. It is suggested that specific attention be paid to the punitive references if work is completed outside the scope of these provisions.

Committee Role

Scope: All exterior alterations, additions or changes to any structure or to the landscape of any Lot, must be submitted to the Architectural Review Committee for approval prior to any installation or commencement of construction.

The above mentioned changes include, but are not limited to, walls, arbors, decks, gazebos, fences, pools, spas, water garden/ponds, landscaping, room additions, satellite dish installation etc.

Failure: Work commenced before architectural plan approval is subject to removal at the cost of the homeowner if subsequently deemed unacceptable by the Architectural Review Committee.

Deviation: If landscape or any Improvements (hereinafter collectively referred to as "Improvements") have been constructed or installed in a manner, which deviates from the plans that were approved, the Architectural Review Committee may make recommendations for changes. If those changes are not complete within sixty (60) days the matter will be turned over to the Board of Directors to take appropriate remedial action in accordance with the CC&R's.

Size and Height

MINIMUM ALLOWABLE LIVING AREA:

SINGLE STORY

Signal Hill = 3300 square feet. (MIN)

Signal Hill II = 3000 square feet. (MIN)

TWO STORY /STORY AND A HALF

Signal Hill

First Floor = 2400 square feet.(MIN)

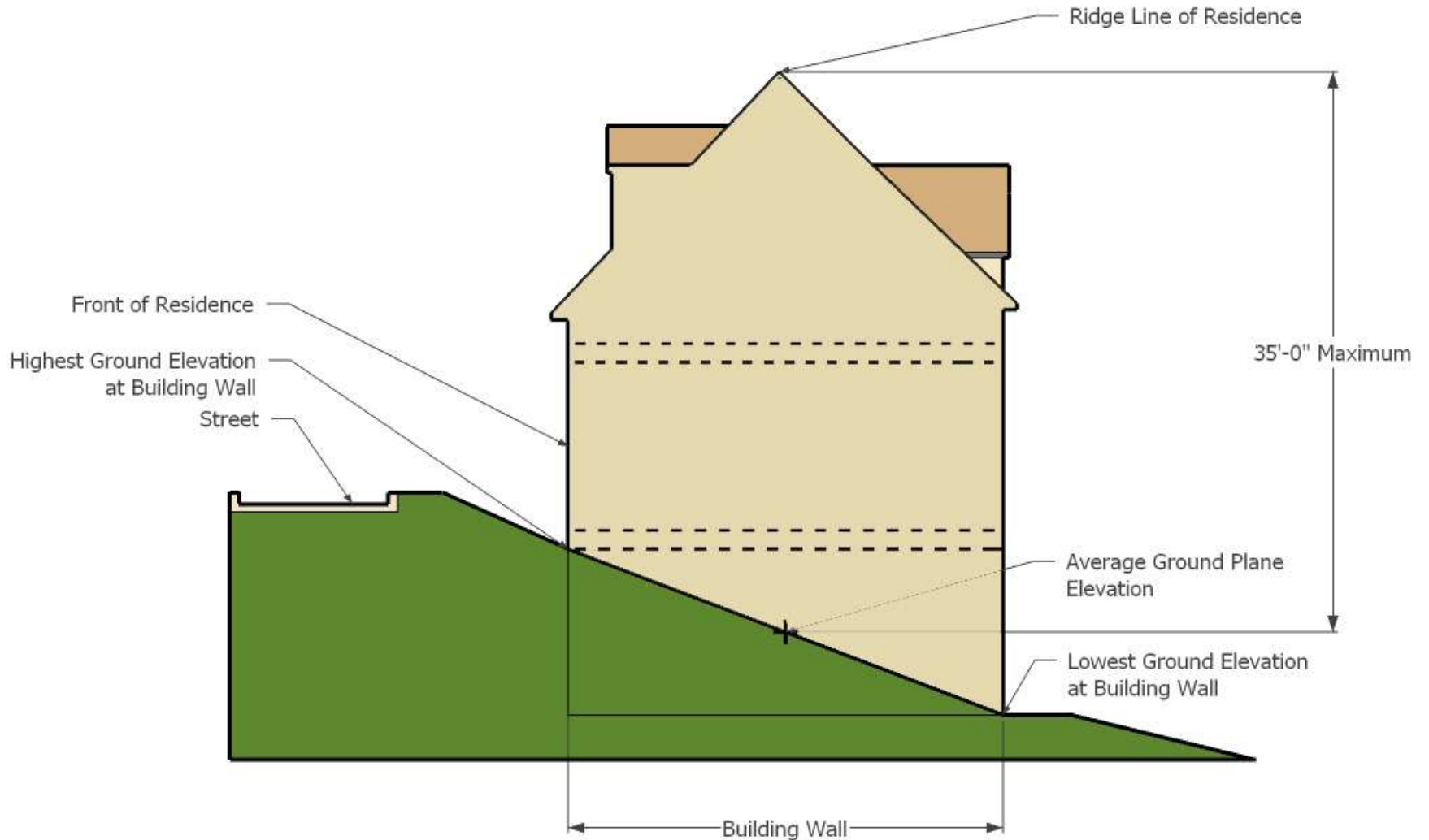
Total Area = 3300 square feet.(MIN)

Signal Hill II

First Floor = 2100 square feet.(MIN)

Total Area = 3000 square feet. (MIN)

BUILDING HEIGHT: This is to be calculated as the vertical distance measured from the average ground elevation at the building wall to the highest horizontal point of the structure.



BUILDING CODES: Living spaces above two levels must conform to all applicable building codes.

Style

A residence in Signal Hill and Signal Hill II should be well designed with respect to appropriateness of form, color and materials to design style. The proportion of window to wall and overall detailing, are important considerations for approval by the Architectural Committee. The use of true historical styles is encouraged.

Scale and Image

A well-designed residence has appropriate scale and a balanced relationship between the sizes of architectural elements, the size of the overall structure, and the distance to the street. The front entry should be the focal point of the residence and should present an inviting, human-scaled image to the street. The Architectural Committee will not approve exaggerated or oversized entry doorways.

Roof forms and massing, window proportions, column scale and chimney elevations are critical elements in design scale.

Exterior Materials

MATERIALS: The variety and number of primary exterior materials should be held to a minimum. Changes in exterior wall material should have a logical relationship to the massing of the house and may not be made for reasons of economy and function only. Changes of material in the same wall plane along a vertical line must be strictly avoided.

COLOR: Exterior paints and stains for each residence shall be selected to complement or harmonize with the colors of the other materials with which they are used. Paint and stain colors must be approved by the Architectural Committee. The color palette of existing adjacent residences will be considered in making approvals in order to avoid monotonous color schemes.

ROOF MATERIALS: Only the following roof materials will be approved:

Heavy Duty Tab-type Composition Shingle (**Manufacturer:** Certainteed **Model:** Grand Manor **Color:** Colonial Slate)

Natural Slate

Clay or Concrete Tiles

Fire Retardant Wood Shingles

Flat Roofs: Although not specifically allowed within these guidelines, may be approved under special conditions

CHIMNEYS: Chimneys must be clad in brick, stone or stucco. Prefabricated metal fireplaces and metal flues must be clad in the above materials.

ARCHITECTURAL SHEET METALS: All stack vents and attic ventilators shall be installed straight and true, and shall be located to minimize street view visibility or hidden in a chase.

All exposed roof flashing, stack vents, skylight curbs, attic ventilators, or any other metal roof accessories shall be copper, or painted to match the roofing color.

GUTTERING AND DOWNSPOUTS: Copper or pre-finished extruded aluminum. If painted the color shall match house's exterior trim color.

SKYLIGHTS AND SOLAR COLLECTORS: The Architectural Committee shall approve the location and design of all skylights and solar collectors. No skylight or solar collector shall be visible from street view.

WINDOWS: Windows and windowpane proportions shall be square or more vertical than horizontal. The use of horizontally proportioned windows or mullions will require approval of the Architectural Committee.

WINDOW MATERIALS: Windows shall be wood, aluminum-clad wood. Divided light windows shall have true mullions, glazing shall be clear and colorless on all windows and doors with glass. Vinyl windows and mill finished metal windows will not be approved.

GLASS BLOCK: Shall be installed in the same proportions as required for windows. In general glass block should be used on side and rear elevations. Glass block will require Architectural Committee approval.

SHUTTERS: Shall be made of wood and shall be sized to match the window or door opening. They shall be installed to appear operable.



WOOD SIDING: Smooth horizontal wood or approved equal pre-manufactured clapboard 3.5" to 7.0" to the weather is permitted. (Vinyl and aluminum siding is strictly prohibited.)

BRICK: Shall be hard-fired, which has an overall appearance of evenness in color and texture. Painted brick may be used where appropriate to the style of the residence.

STUCCO: Shall be steel-troweled cement stucco or rigid foam insulation with an acrylic and cementitious finish coat (EFIS). Please note a recent installation change for EFIS materials now requires an 8" gap between finish grade and material application.

FOUNDATIONS: Concrete foundations of each residence shall be covered with the predominant exterior material as permitted by code. The intent is to minimize the exposure of concrete from the street view. New construction must provide a brick ledge or stepped foundation to minimize exposed concrete.

EXTERIOR AIR-CONDITIONING EQUIPMENT: Exterior heating, ventilating and air conditioning ("HVAC") equipment shall not be visible from the street. Air-conditioning condensers located along interior side lot lines shall be screened from view of neighbors or the public by landscaping, solid fence or wall. No window air conditioners or "through-wall" type air conditioners shall be allowed on any residence or garage in Signal Hill and Signal Hill II. Grills, vents or flues shall not be visible from the street view. Noise levels from exterior equipment shall not exceed current ASHRAE guidelines.

Site

SITE PLANNING

Plan residences to conform to Architectural Design Guidelines, recorded Declaration of CC&R's, recorded Plat, and any subsequent easements. Site planning and exterior design should present a sense of individuality while reinforcing the overall image of community.

ADJOINING LOTS: When a single owner purchases two adjoining lots, the house design must address the resulting composite lot as a single, larger lot.

GARAGE DOORS: The design of the house should be made so that the overhead garage doors do not face the front street side of the residence. Sites should be planned to accommodate a paved driveway on either side of the house leading to a side or rear entry garage.

GARAGE SIZE: Garages must provide space for a minimum of two automobiles and may not exceed four automobiles.

GATES, WALLS AND FENCES: The design for any fence, wall or gate shall be compatible and harmonious with the design of the residence, which it serves. Chain link fencing will not be permitted. Fence foundations must be constructed entirely on the owner's property unless there is a written and recordable document reflecting an agreement with respect to the cost, design, construction, maintenance and responsibility for the fence. Gates that penetrate a side or front fence for access to the garage shall be made of tubular steel or wrought iron. Where a gate is powered, the motor cover and related equipment should be screened from street view, all fence design and construction shall be approved by Architectural Committee.

DECKS AND PATIOS: Decks and patios should be located in rear yards. Decks and patios should be compatible with both the architecture and landscape surrounding the house. Decks and patios should be designed giving careful consideration to visibility, privacy, and materials as well as the effect on adjacent homeowners. Detail including, but not limited to the type of wood, height of deck, width of deck and detail on railings, posts and balusters must be included in plans. Impervious materials such as patios should be included in all plans submitted to the Architectural Review Committee and those submitted for permit from the City of Tulsa.

LIGHTING: For new construction, the plan must include the number, height, illumination, location and type of fixtures. All outdoor light fixtures in excess of 75 watts shall be fully shielded. Fully shielded shall mean outdoor light fixtures shielded or constructed so that no light rays are emitted by the installed fixture at angles above the horizontal plane. In addition, the bulb or other light-emitting component of the light fixture shall not extend beyond the shielding of the fixture. Any structural part of the light fixture providing this shielding shall be permanently affixed to the light fixture. Light trespass and glare into adjacent properties is prohibited.

The Architectural Review Committee will review the proposed lighting plan to ascertain whether it will create nuisances to the adjacent neighbors.

NON-ARCHITECTURAL IMPROVEMENTS: Any non-architectural improvements on any lot, e.g. recreational equipment, sculpture, garden ornaments, decorative exterior lighting fixtures, shall be located within the building area of the lot.

TV CABLE & DISHES: Underground television cable is provided to the site, exterior television antennas are prohibited. Satellite dishes are discouraged and shall require the specific approval of the Architectural Committee for both the location and structural requirements.

SWIMMING POOLS: Swimming pools must be indicated during the submittal process in order for the Architectural Committee to review site and structural requirements. All filter, plumbing, electrical, and mechanical equipment must be screened from view and produce minimal noise.

WATER GARDENS/PONDS: Water gardens, ponds, and fountains must be indicated during the submittal process in order for the Architectural Committee to review site and structural requirements. All filter, plumbing, electrical, and mechanical equipment must be screened from view and produce minimal noise. Water gardens exceeding 100 sq./ft. in property surface area must be reviewed and stamped by a licensed landscape architect.

DRAINAGE: No building or other structure will be constructed upon any lot, which in any way alter normal drainage flow, either onto, or away from a lot, without the written consent of the Architectural Committee. Every effort should be made to minimize the surface run off onto adjacent properties. No fill other than what is necessary to attain finish slab elevation and for final grading and grass (sod) planting is permitted without written approval of Architectural Committee.

RETAINING WALL: Retaining walls are an important architectural detail, which can add to or deduct from the visual integrity of the property. Therefore, retaining walls should be clad in brick, stone, stucco, or decorative block, to match or complement the main structure. As a rule, each retaining wall used to form a terrace shall be no more than 6 feet tall and spaced no closer than 4 feet apart, however the structural complexity of multiple walls varies from site to site therefore terraces may be allowed to deviate from this requirement with specific Architectural Committee approval.

PROPERTY MAINTENANCE: The Builder or Owner shall maintain the property consistent with the character of a quality residential neighborhood. Each Owner shall keep foundation, exterior walls, windows, doors and glazing, roofs, structural, mechanical and electrical systems, landscaping and grounds, fences and retaining walls in a high state of maintenance, repair and appearance. Storage of trash containers shall be in a service court or garage not visible from the street.

Landscape

LANDSCAPE SPECIFICATIONS: Each Signal Hill residence will require Architectural Review approval of all landscape design and specifications. Signal Hill requires the formal submittal and approval of Landscape Plans prior to any site improvements. These standards and guidelines shall be used when preparing landscape plans in association with all new residential development. The purpose of these standards is to aesthetically enhance Signal Hill and ensure continual and long-term project results.



Landscape Guidelines: A successful landscape plan will consider the appropriate use of all plant material, proper plant spacing and long-term maintenance. All Signal Hill lots shall be professionally landscaped on the front and street facing side elevations upon completion of the homes. All front, side and back yards shall be fully sodded and irrigated. The Landscape Design shall include trees, turf, shrubs and groundcover. At time of planting, shrubs shall be a minimum size of three- (3) gallon and include two (2) two-and-one-half-inch (2.5") caliper trees. Actual Landscape Installation shall not commence, until the Architectural Committee approves final plans.

The Landscape Plan should include the following:

- 1) Drawing to Scale
- 2) North Arrow
- 3) Proposed Planting Layout
- 4) General list of plant names categorized and quantified by use.

LANDSCAPE MAINTENANCE: Owners, including the builder prior to sale, are responsible for proper care, maintenance and pruning of their gardens and the street view.

Design Approval Process

The design approval process is intended to confirm a correct interpretation of the Guidelines in order to identify problems with submitted designs. Each of the items listed below should be submitted in accordance with the plan submission and approval process as outlined in the Declaration of Covenants, Conditions and Restrictions (CC&R's). When a buyer's plans are approved, both the buyer and the Architectural Committee will sign the copies, and a copy will be retained in the Association's files. Signed plan approval by the Architectural Committee is required prior to the undertaking of any site improvements, including clearing, grading, paving, signs, structures, fences, landscaping, building additions or alterations, and subdivisions. Architectural Review should be coordinated with the required governmental approvals. Submission to the City of Tulsa for building permits or site plan approval should not be made until the Architectural Committee has approved the final plans. Thereafter, site clearing and grading may begin after preliminary approval and proper governmental clearances have been granted. Preliminary construction, such as excavating or concrete foundations, should not commence until the Architectural Committee has approved final plans. No changes to these approved plans will be allowed without prior written approval from the Architectural Committee.

An application checklist must be included in with each submittal.

1. Application For Review -- use for any pre-construction submittal.
2. Exterior Materials Selection -- use to obtain approval of all exterior building materials.
3. Landscape Review -- use for any site improvements not part of the approved residence.

Subsequent to Architectural Committee's written response, should a review meeting be requested or required by either party, a representative of the Architectural Committee will arrange a mutually agreeable time for a discussion of the submittal. All required submittals should be sent to the following address:

Signal Hill Property Owners Association, Inc.
8086 S Yale, PMB #149
Tulsa, OK 74136
(918) 519-3500 (918) 663-0341 FAX

Copies of approved plans and approval letters will be kept on file. No construction shall begin until receipt of written approval by the Architectural Committee and City of Tulsa permits are obtained.

Process Steps

STEP 1: SKETCH REVIEW SUBMITTAL REQUIREMENTS

When the builder or owner has completed the basic plans and elevations for a new residence or an alteration of an existing home, the Architectural Committee will review the submission of the drawings or sketches. Because the Architectural Committee has the power to reject these designs, materials or details which it views as inappropriate for the neighborhood, or which fail to comply with the appropriate documents, this provision benefits the owner and builder by allowing identification of potential problems at an early stage.

In addition, should the owner or builder have unique site conditions or other design conditions which may require a Variance, the Architectural Committee shall evaluate the issues in this earliest stage.

STEP 2: PRELIMINARY DESIGN SUBMITTAL REQUIREMENTS

Approval of the preliminary design should be taken as approval to proceed with design development work and construction documents based upon the preliminary submission itself. By emphasizing the preliminary design review, the Architectural Committee hopes that all design issues for each residence will be reached before final construction drawings are submitted for review.

STEP 3: LANDSCAPE SUBMITTAL REQUIREMENTS

Landscape plans shall be submitted to the Architectural Committee prior to, or within 90 days of the commencement of the residence's construction. The Architectural Committee may meet with the builder to discuss proposed site improvements, but will not grant verbal approval prior to plan submittals. All initial landscape plans may require review and approval of a Landscape Architect licensed in the state of Oklahoma.

STEP 4: MINOR CHANGES AND ALTERATIONS

It is anticipated that homeowners may wish to make improvements or modifications to their residences or property during the initial construction, or at a future date.

External modifications to existing construction may only be undertaken after prior review and written approval from the Architectural Committee. Submit to the Architectural Committee all plans that are required for a final design submission which are affected by the addition/alteration. Include details as to how the addition will connect to the existing structure or be placed upon the site.

Deviation for approved construction documents during construction (without written approval by Architectural Committee) constitutes a violation of the Architectural Design Guidelines and CC&R's. By Architectural Committee authority, corrections of such deviations will be required as provided in the CC&R's.

Variance Requests

The architectural guidelines are designed to preserve the property values and create aesthetic harmony throughout the community. As each lot is unique, certain improvements may be desired by a homeowner but may be in conflict with these guidelines. A variance may be requested when an owner wishes to make an improvement, which is prohibited in these guidelines. In addition to providing the required information for normal plan approval, the applicant should also include the following:

1. A detailed diagram of the improvement in relation to the site plan and indicate where the improvement does not comply with the guidelines.
2. A statement illustrating the special circumstances applying to the lot that is uniquely affected as opposed to other lots in the neighborhood.
3. Illustrate how the improvement will be harmonious with the existing structures in the neighborhood.

4. On any requested variance the Architectural Review Committee will require the signature of all owners who will be affected by the structure. This includes neighbors on either side, across the street or behind the applicant's home.

When Should I Submit My Architectural Application?

We recommend that plans are submitted with a complete application at least forty-five (45) days prior to the scheduled commencement of construction to allow the Architectural Review Committee ample time to complete their review. Only complete submittals will be considered, and will be accepted after Close of Escrow.

Submittal to the City

Upon obtaining the written approval from the Architectural Review Committee, the Owner shall thereafter submit plans and specifications to the City/County if the proposed Improvements require the issuance of a building permit or other City/County approval. In the event of a discrepancy between this document and City/County requirements, the most restrictive standard shall prevail. The Signal Hill & Signal Hill II Neighborhood Association and its representatives/agents will not be responsible for actions taken by governmental agencies.

How Soon Must I Install My Yard?

Owners must complete the installation of landscaping on all parts of their property visible from the street within one hundred and eighty (180) days after their close of escrow.

Site Operations

SIGNAGE RESTRICTIONS: All signage must comply with all applicable City of Tulsa codes and ordinances, and the CC&R's. In addition, signs shall be attractive and in good repair and conform to these guidelines.

WORK CONTINUITY AND HOURS PERMITTED: Upon commencement of excavation for construction, the work must be continuous, weather permitting, until the residence is completed. Construction activities will be limited to daytime working hours (7 a.m. to 7 p.m.), Monday through Saturday. The Architectural Committee may modify these hours.

BARRICADES: Provide barricades, fences, silt screens (soil erosion), and guards as necessary to protect against personal injury and damage to residences and improvements adjacent to the work. This will also act to prevent the operation of construction equipment and stockpiling of construction materials within the drip line of existing trees, and the unnecessary cutting, breaking, skinning and bruising of roots, bark and limbs of any trees or other existing landscaping within Signal Hill I and II

CONCRETE SPOILS: The developer and builder shall mutually locate a dumping and cleaning area for concrete suppliers to dump excess concrete and to clean out their trucks. No dumping or washing of trucks on lots or street right-of-ways is allowed. ANY DAMAGE TO EXISTING STREETS OR IMPROVEMENTS WILL BE THE LIABILITY OF THE BUILDER. THIS RESTRICTION WILL BE STRICTLY ENFORCED.

WASTE MATERIALS: Builder at all times shall keep the lot free of accumulation of waste materials and rubbish. It is the responsibility of the builder

LITTER: Builder shall provide a litter container at each construction site for all litter that can blow free of on-site garbage and trash piles. It is the intention of the Homeowners Association to be very restrictive with respect to on-site and windblown trash. The builder will be expected to maintain a clean job site characteristic of a first class residential neighborhood.

CHEMICAL SUBSTANCE: Builder shall dispose of the following substances off-site in an acceptable manner. THE POURING OR DISCHARGE OF FUEL, PAINT, CONCRETE, OR CHEMICALS ON THE PROPERTY OR IN STORM DRAINS OR SANITARY SEWERS IS PROHIBITED!

TOILET FACILITIES: Builder shall supply and provide for maintenance of adequate chemical toilet facilities for workers at each building site, for the duration of construction on that site, in such a manner that the toilets do not constitute a noxious nuisance for current residents.

STORAGE OF MATERIALS: All building materials will be stored only on the buyer's property.

VEHICLES AND EQUIPMENT: All vehicles and construction equipment must be removed from the street at the end of the workday.

STREET MAINTENANCE: The street must be cleaned of any sod, sand, gravel, oil, fuel, litter or other materials at the end of each work day.

REPAIR OF DAMAGE: Any damage to the streets or other property of Signal Hill and Signal Hill II Property Owners Association, INC. during construction will be the responsibility of the buyer to repair, or to pay for the cost of returning to its original condition.

NUISANCES: No loud music from radios, recorders. etc. will be allowed or tolerated during construction.

NOTIFICATION: It will be the buyer's responsibility to notify all of his/her subcontractors and suppliers of these restrictions. The buyer will be held accountable for any violation.

Design Guideline Quick Reference

Size & Height		
Single Story	Minimum	
Signal Hill	3,300 sf.	
Signal Hill II	3,000 sf.	
Two Story	First Floor	Total Home
Signal Hill	2,400 sf.	3,300 sf. Total
Signal Hill II	2,100 sf.	3,000 sf. Total
Maximum Building height of 35' measured from average ground elevation. See Diagram.		
Design Element	Restriction	
A/C Equipment	All exterior equipment screened from sight. Must not exceed ASHRAE noise guidelines.	
Brick	Hard-fired, even color or painted.	
Chimneys	Brick, stone, or stucco.	
Color	Require approval of Architectural Committee.	
Decks/Patios	Decks in rear yards only. Require approval of Architectural Committee.	
Fencing	No chain link.	
Foundations	No visible foundations from street.	
Garages	Side or rear entry only. 2 car minimum. 4 car maximum.	
Gates	Wrought iron or tubular steel.	
Glass Block	Side and rear elevations only.	
Guttering	Copper, or pre-finished extruded aluminum to match trim.	
Landscaping	Must carry the stamp and seal of a licensed landscape architect (in the State of Oklahoma).	
Lighting	Fully shielded to below the horizontal plane.	
Ponds/Water gardens	Must carry the stamp and seal of a licensed landscape architect if in excess of 100 sf.	
Retaining Walls	Maximum of 6 ft. tall. To be clad in brick, stone, or stucco.	
Roof Material	Heavy Duty tab-type composition shingles (Manufacturer: Certaineed Model: Grand Manor Color: Colonial Slate) slate, clay, concrete, or fire retardant wood.	
Sheet Metal	All stack and attic vents to located to minimize view from street, and painted roof color.	
Shutters	Wood, sized to match opening.	
Siding	Wood, 3.5" to 7" horizontal. No Vinyl or Aluminum.	
Skylights/Collectors	Not visible from street. Architectural Committee Approval.	
Stucco	Steel troweled cement. EFIS must be 8" above grade and cementitious in finish.	
Swimming Pools	Architectural Review Committee approval. All equipment must be screened from view.	
TV & Satellite	No exterior TV antennas. Satellite dish location requires approval of Committee.	
Windows	Square or vertical. Wood or aluminum clad wood. No extruded metal or vinyl. Clear glazing only.	

Sketch Review

Submission Date _____

Project information:

Address or Lot & Block: _____

Owner: _____ Phone#: _____ Email: _____

Builder: _____ Phone#: _____ Email: _____

Climate Controlled sq.ft. _____

Please submit two (2) sets of complete plans with the following elements:

- Site plan with residence footprint
- Floor plan sketches
- Exterior front elevation sketch

Preliminary Design Review

Submission Date _____

Project information:

Address or Lot & Block: _____

Owner: _____ Phone#: _____ Email: _____

Builder: _____ Phone#: _____ Email: _____

Climate Controlled sq.ft. _____

Please submit two (2) sets of complete plans with the following elements:

- All Materials from any previous reviews
- Site Plan with residence footprint, utility easements, setbacks, building lines, and any pavilions & structures
- Roof plan
- Floor plans to scale (1/8" = 1'0")
- All elevations with exterior materials noted

Final Review

Submission Date _____

Project information:

Address or Lot & Block: _____

Owner: _____ Phone#: _____ Email: _____

Builder: _____ Phone#: _____ Email: _____

Climate Controlled sq.ft. _____

Please submit two (2) sets of complete plans with the following elements:

- All Materials from any previous reviews
- Site Plan with residence footprint, utility easements, setbacks, building lines, and any pavilions & structures
- Roof plan
- Floor plans to scale (1/8" = 1'0")
- All elevations with exterior materials noted
- Complete package ready for final building permit

Additions / Alterations

Additions / Alterations Review Application

Submission Date _____

Project information:

Address or Lot & Block: _____

Owner: _____ Phone#: _____ Email: _____

Builder: _____ Phone#: _____ Email: _____

Climate Controlled sq.ft. _____

Please submit two (2) sets of complete plans with the following elements:

- Site Plan with residence footprint, utility easements, setbacks, building lines, and any pavilions & structures
- Roof plan
- Floor plans to scale (1/8" = 1'0")
- All elevations with exterior materials noted
- A detailed diagram of the improvement in relation to the site plan, and indicate where the improvement does not comply with the guidelines
- Signature of all owners who will be affected by the structure. This includes neighbors on either side, across the street or behind the applicant's home