

BRADFIELD SUBDIVISION HOMEOWNERS ASSOCIATION

Application for Architectural Control Committee Review

Owners Name _____

Address _____ Application Date _____

Mailing address if different _____

Home Phone _____ Cell Phone _____

Email Address _____

Improvements (Check all that apply)

<input type="checkbox"/> Fence	<input type="checkbox"/> Pool	<input type="checkbox"/> Satellite Dish	<input type="checkbox"/> Landscaping Design	<input type="checkbox"/> Screened Room
<input type="checkbox"/> Gutters	<input type="checkbox"/> Shed	<input type="checkbox"/> Sprinkler System	<input type="checkbox"/> Driveway Change	

Other _____

If required, have you applied for the proper permits from all government agencies? YES NO

Estimated Beginning Date _____ Estimated Completion Date _____

Checklist for commonly requested improvements

Privacy Fences

- Does the request include a site plan that shows the location of the fence, the length of each section of fence, the setback measurements of the front section of the fence from the front of the home, and the setback measurements of the fence from the side and rear property lines?
- Does the site plan show the width and location of any gates and the distance of the gates from the side of the home and from the nearest property line?
- Does the request include a description of the fence materials, the style of the fence and height that is compliant with the fence requirements described in the Architectural Guidelines?
- If the fence is to be stained when built, does the request contain a color sample of the fence stain that will be used?
- If the request is seeking a waiver to install aluminum picket fencing adjacent to a vegetative natural buffer does the request include a photo sample of the proposed section of fence and color?
- Is the fence no closer than 20' from the front of the house, excluding the garage.

Gutters

- Does the request include a site plan that shows the location of the proposed gutters on the home?
- Does the request include a color sample of the gutters and does the color of the gutters match the color of the trim color on the home? (use of colors other than the trim color must be approved with waiver)

Pools

- Does the request include a site plan that shows the size of the pool and does the plan includes measurements from the pool to home, property lines and from any adjacent structures such as a detached garage?
- Does the site plan include the location of the pool equipment in relation to the home?
- Does the site plan show the drainage direction of the pool?
- Does the request include a description of how the pool equipment will be shielded from view the street and/or any adjoining property?
- If a child pool fence will be used in place of a privacy fence does the request include a photo and complete description of the materials being used?
- If the pool enclosure is being added, does the request contain a sample photo of proposed structure, the materials being used and color?

Sheds/Gazebos (No plastic sheds or buildings allowed)

- Does the request include a site plan that shows the location of the shed that includes distance measurements from the shed to the home, property lines and any other nearby structures? (Cannot be located closer than 5' from the property line)
- Does the request include the height, width and length of the proposed shed?
- Does the request include a description of the siding materials used in the construction of the shed?
- Does the request include a sample photo of the shed that depicts the style of the shed in terms of windows, doors and the style of the roof?
- Does the request include paint sample of the colors to be used on the siding and trim and a description as to how these colors relate to the colors of the siding and trim on the home?
- No metal Roofs are allowed on a shed or Gazebo

- ___ Does the request include a sample photo of the shingles showing the color and style of the shingle and a description as to how the color and style relates the color and style of the shingles on the home?
- ___ Does request include a drainage plan that describes how water runoff will be controlled to mitigate flooding, erosion and/or damage to adjoining property?
- ___ Sheds cannot exceed 170 square feet: Does the request contain a landscape plan that depicts the location of additional trees or tall hedge that will help obstruct the view of the shed from the street or adjoining property?
- ___ Plastic storage cabinets less than 50 cubic feet are authorized as long as they cannot be seen from the front of the house.

Landscape Design

- ___ Does the request include a site plan that shows the location of the landscaping area and the proposed plant species?
- ___ Does the request include examples of plants being added and location of trees/plants?

Sprinkler System

- ___ Does the request include a site plan that shows the location of the sprinkler heads being added to the property?

Driveway Change

- ___ Does the request include a site plan showing the location of the driveway change that also include the length and width of the proposed change?
- ___ Does the site plan include measurements from the driveway change to the home, property lines and any other nearby structures?
- ___ Does the request include a drainage mitigation plan. Driveway expansions cannot impede designed drainage flow plan.
- ___ Concrete driveways/walkways cannot be painted or coated with a color, clear sealing is authorized.

Florida Rooms:

- ___ Does the request include the dimensions of the structure?
- ___ Roof must be at least 4' thick and insulated
- ___ External Colors must match the trim color of the house
- ___ Room must be air conditioned and permitted as such
- ___ Structure must have windows and glass panes
- ___ Structure cannot be seen from the front of the house.

Solar Panels/Generac

- ___ Does the request show the location of all boxes that will attach to the side of the house
- ___ All devises/control boxes must be located no closer to the front of the house than the original power boxes.

(Applications cannot be processed without all required Information above)

Please refer to your covenants and restrictions for guidelines on what is and is not permitted in Bradfield Subdivision HOA. You will be notified in writing of the decision of the committee. By approving this request, the association is not assuming any responsibility for the safety, construction, operation, maintenance, accident, injury or claim that may arise from the change in the property.

I understand that approval does not relieve me of the responsibility for obtaining any and all necessary Building Permits, Variances, and/or observing all local zoning ordinances. If approved by the association, I agree to make the changes under the terms and conditions as specified in the approval. All improvements must be on my property or property lines. If any portion of the Associations property is disturbed or damaged by either myself, or my contractor, I agree to be responsible for and to restore the common elements to their original condition.

Signature of Applicant _____ Date: _____

How to submit your request:

<p><u>By Mail:</u> Bradfield Subdivision Homeowners Association, Inc. Liberty Community Management 7851 Pine Forest Road Pensacola, FL 32526</p>	<p><u>By Email:</u> ARC@LCMFL.com</p>	
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<u>To be completed by the Architectural Review Committee</u>			
Date Received:	_____	Receive by	_____
Reviewed on	_____	Owner Notified on	_____
_____ Approved	_____ Disapproved	_____ Approved with conditions	_____