

LAKE FISCHER ESTATES HOMEOWNERS' ASSOCIATION, INC.
Architectural Review Board (ARB) Application

Name: _____ Mail Application to: Lighthouse Management & Consulting
P.O. Box 0774
Property Address: _____ Windermere, FL 34786-0774
Mailing Address: _____ E-mail Address: _____
City: _____ State: _____ Zip: _____
Telephone Home: _____ Cell/Other: _____

In accordance with the Declaration of Covenants, Conditions and Restrictions and the Association's rules and regulations, I hereby request your consent to make the following changes, alterations, renovation and/or additions to my property:

ONE REQUEST PER APPLICATION
MULTIPLE REQUESTS ON ONE APPLICATION WILL BE RETURNED

- Exterior Paint Fence Flag Staff Landscaping Lawn Replacement
 Patio Screen Enclosure Swimming Pool Other

Description: _____

Project Start Date: _____ Anticipated Completion Date: _____

Attach a copy of your lot survey with the location of the proposed change, alteration, renovation or addition highlighted. Include a drawing or blueprint of your plans and paint or color samples if applicable. Attach any applicable contractor estimates or proposals. **For repainting, two (2) 2' x 2' samples of the proposed color must be painted on two different (front and one side) exterior walls of the residence. A sample of the trim or accent color(s) must also be painted adjacent to the body sample on the front of the residence.**

Note: Applications submitted without copies of the survey, drawing, blueprint or color sample(s) on white poster board will be considered incomplete.

I/We Hereby understand and agree to the following stipulations:

1. No work will begin until written approval is received from the Association.
2. All work will be done expeditiously once commenced and will be done in a good workmanlike manner by a licensed contractor or myself.
3. The construction or modification of a structure, swimming pool or other improvement to real property requiring a building permit shall be commenced within 180 days of receiving Association approval and said work shall be completed within one (1) year of approval.
4. Commencement and completion of all work not involving the construction or modification of a structure, swimming pool or other improvement to real property requiring a building permit (including by way of example, not limitation: landscaping, landscape curbing, landscape lighting, landscape ornamentation, painting, and driveway modification), shall take place within ninety (90) days after receipt of Association approval.
5. If work is not commenced or completed when required, the Association's approval of the application shall be deemed withdrawn, and it shall be necessary for the Applicant to resubmit a new application and obtain Association approval before proceeding with work.
6. All work will be performed at a time and in a manner to minimize interference and inconvenience to other residents.
7. I/We assume all liability and will be responsible for all damage to other lots and/or common area or injury which may result from performance of this work.
8. I/We will be responsible for the conduct of all persons, agents, contractors, subcontractors and employees who are connected with this work. No contractor signs may be installed or erected on your lot.
9. I/We am/are responsible for complying with and will comply with, all applicable federal, state and local laws, codes, regulations and requirements in connection with this work, and I/We will obtain any necessary governmental permits and approvals for the work.
10. I/We will contact the underground cable locating service, at 811 at least 48 hours prior to digging. There is "no charge" to the homeowner for their service.
11. Upon receipt, Lighthouse Management & Consulting, Inc. will forward the ARB Application to the Association. Decisions by the Association may take up to thirty (30) days. I/We will be notified in writing when the application is approved or disapproved.

Signature of Owner(s): _____ **Date:** _____

DO NOT WRITE BELOW THIS LINE

This Application is hereby: **Approved** **Disapproved**

Approval Signatures: _____ Date: _____

ARB Comments: _____

Date Received: _____ Date to Association: _____ Date to Owner: _____