

**GRAND HORIZONS HOMEOWNERS ASSOCIATION**

**APPLICATION FOR APPROVAL**

**EXTERNAL ARCHITECTURAL OR LANDSCAPING**

**IMPROVEMENT, ALTERATION, ADDITION, DELETION OR REPAIR**

Date: \_\_\_\_\_

Please Print Below Information:

From: OWNER: \_\_\_\_\_ LOT # \_\_\_\_\_

ADDRESS \_\_\_\_\_

REQUEST FOR: \_\_\_\_\_ Preliminary Approval? \_\_\_\_\_ Final Approval?

I, the undersigned owner, hereby request approval of the following described external architectural or landscape improvement, alteration, addition, deletion or repair as required by the governing documents:

Plans are attached: Yes \_\_\_\_\_ No \_\_\_\_\_ Estimate Date of Completion: \_\_\_\_\_

Note: Plans are REQUIRED for all requests detailing any and all changes proposed. Plans need to provide sufficient detail that we can determine what and where the changes are to be made AND must be signed by the homeowner. See back of this form for additional instructions.

Owners Signature: \_\_\_\_\_

ALC Approval 1: \_\_\_\_\_ Date: \_\_\_\_\_

ALC Approval 2: \_\_\_\_\_ Date: \_\_\_\_\_

ALC Approval 3: \_\_\_\_\_ Date: \_\_\_\_\_

Approval valid until this date: \_\_\_\_\_

Article VI in the first of our “governing documents” – the Declaration of Covenants and Restrictions - creates an “Architectural and Landscaping Committee” (ALC) and states:

“No structure of any kind, other improvement, or any exterior alteration, addition, deletion or repair (other than repairs restoring the structure or improvement to its original appearance and color) to any existing structure or improvement, including without limitation buildings, walls, fences, screen enclosures, landscaping and change of exterior color or finish, shall be erected, placed, made or maintained upon any Lot, unless and until the plans, specifications, exterior color and finish, location and construction schedule of the same shall have been submitted to, and approved in writing by the Architectural and Landscaping Committee”.

Additional relevant information may be found in:

- Declaration: Articles 6.1 and 6.2
- Rules: H – Maintenance of Lawn & Home
- I – Required Improvements to Lot & Home
- J – Lawn Ornaments
- K – Hurricane / Storm Shutters
- L – Fences
- M – Outside Antennas
- N – Outside Clothes Drying / Clotheslines

Please note that approval from the Architecture and Landscaping Committee on proposed changes **DOES NOT REMOVE THE NEED FOR APPROVALS AND PERMITS FROM THE CITY OF ZEPHYRHILLS BUILDING DEPARTMENT**. It is the homeowner’s responsibility to insure all work is in compliance with existing laws and codes at the city, county and state levels.

Plans are **REQUIRED** for **ALL** requests detailing any and all changes proposed. Plans need to provide sufficient detail that we can determine what and where the changes are to be made AND must be signed by the homeowner. Plans are required especially if any proposed requests changes the physical appearance of the property’s structure or appearance. This includes but is not limited to items such as flag poles, TV antennae, driveways, patios, landscaping (plants, decorations, etc.) and other items.

Failure to provide detailed plans may result in requests **NOT BEING APPROVED** in a timely manner. No work is to be started until ALC approval has been obtained.