## Architectural Control Committee Cold Spring Estates Home Owners Association Request for Alterations and Changes to Home Owner's Exterior Property

#### **Instructions:**

- 1. Complete and submit this form before any work is performed on the project.
- 2. Submit this form to the following address: CSEHOA-Architectural Control Committee 165 Douglas Spring Court, Waynesboro, PA 17268.
- 3. Do not begin the project until you have received written approval from the Architectural Control Committee.
- 4. Approval by the Architectural Control Committee does not surpass the Borough of Waynesboro ordinances and building permits. You will need to check with the borough to see if your project is within the ordinances. You will also need to apply for any necessary building permits through the borough.

Project Information:
Home Owner/s Name
Address
Phone
E-mail Address
Project Description:
Please provide a sketch or drawing of the project. Pictures are acceptable
Written Description: Use extra paper if necessary. Attach drawings and/or pictures to this form.

### **Approval/Denial:**

Approved Architectural Control Committee Signatures	Architectural Control Committee Signatures  ———————————————————————————————————
Denied REASON DENIED:	<b>'</b>

**OVER** 

The Architectural and Environmental Control Committee receives its authority from the Cold Spring Estates

Home Owners Association Declaration of Covenants and Restrictions and the Bylaws of the Cold Spring Estates Home Owners Association. Below are the sections of these documents that deal with the Architectural and Environmental Control Committee's authority.

# BYLAWS OF COLD SPRING ESTATES HOME OWNERS ASSOCIATION ARTICLE XII COMMITTEES

**Section 4**. The Architectural Control Committee shall have the duties and functions described in the Declaration of Covenants and Restrictions applicable to The Properties. It shall watch for any proposals, programs, conditions, or activities which may adversely affect the residential value of The Properties and shall advise the board of directors regarding Association action on such matters.

### Cold Spring Estates Home Owners Association DECLARATION OF COVENANTS AND RESTRICTIONS ARTICLE VII

#### **Architectural and Environmental Control Committee**

**Section 1.** Review by Committee. No building, fence, wall or other structure or tree, or substantial change of topography shall be commenced, performed, planted, erected or maintained upon The Properties, nor shall any exterior addition to or decoration, maintenance, repair, alternation therein be made until the

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plans and specifications showing the nature, kind, shape, color, height, materials and location of the same shall have been subject to and approved in writing as to the harmony, in relation to surrounding structures and topography, compatibility with the Community, and as to the safety and welfare of the residents of The Properties by the Board of Directors of the Association, or by an Architectural and Environmental Control Committee of three (3) or more individuals appointed by the Board. It shall be the policy of the Committee to encourage the planting and preservation of trees and branches (as well as shrubs and grass) unless they are or may become inimical to the safety or welfare of the residents, due to such factors as interference with light or lines of sight or proximity to ways or structures or other areas. In the event said Board, or its designated committee, fail to approve or disapprove such design and location within thirty (30) days after said plans and specifications have been submitted to it, or in any event, if no suit to enjoin the addition, alteration or change has been commenced prior to the completion thereof, approval will not be required and this Article will be deemed to have been fully complied with. Reasonable fees and charges may be imposed for procedures before the committee under this Declaration or any Supplemental Declarations.

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