

## **Vista Estates Homeowners Association Architectural and Landscaping Application**

Submit plans to the ACC for landscaping, landscaping structures, outbuildings and exterior paint changes.

<u><b>Type</b></u>	<u><b>ACC Requirements</b></u>
Structures	<p>Submit all proposed structures, including but not limited to: fences, decks, garages, patio covers, room additions, outbuildings, and any other exterior alterations.</p> <p>All applications to include structure specifications and structures drawn to scale on the site plan of the lot that includes the location of the drain field.</p> <p>Site Plan must include property lines and dimensions. Site of proposed new construction and its relationship to the property lines and existing structures on the lot.</p> <p>Scale and specifications must be an exterior elevation or rendering which fully explains the structure.</p> <p>Building plan to include construction details to assist in evaluating the project, including dimensions, materials and colors.</p>
Landscaping	<p>Submit all proposed landscaping alterations. All alterations must meet the CC&amp;R site preparation and setback guidelines.</p>
Exterior painting	<p>Submit color samples (No approval is required to repaint the house of trim the same color as the original.)</p>

### **ACC Approval**

The ACC will notify the homeowner in writing within 15 days following the initial receipt of an application as to whether or not the application is complete. If the homeowner is not asked for additional information within 15 days, they can assume that the submitted application is complete. (CCR 6.6.2)

The ACC will review the application as soon as possible after it receives the complete and properly submitted application (or after the 15-day default window). If the homeowner has not received written approval or denial within an additional 15 days, then the homeowner's application is considered approved. (CCR 6.6.3)

This means, worst case, that if the homeowner does not receive written approval or denial to an ACC request within 30 days from the time that it is received by the ACC (15 days default for the completed submission and 15 days default for a decision) then the homeowner's request was approved.

### **Request for exemption or variance**

The ACC will render decisions about a requested exemption or variance within 30 days after the owner submits. If the homeowner does not receive approval from the ACC within 30 days, then the homeowner's request was denied. (CCR 6.6.5)

**Send applications by certified mail to:  
Vista Estates ACC, PO Box 205, Gold Bar, WA 98251**

