



MEADOW POINTE II CDD

30051 County Line Road, Wesley Chapel, FL 33543

Architectural Review Application

This form applies only to residential property owners in the following Meadow Pointe II Villages: Colehaven, Deer Run, Glenham, Iverson, Manor Isle, Morningside, and Wrencrest.

Residential property owners Meadow Pointe II CDD must obtain approval from the CDD before making changes, improvements, alterations or additions to their property that require architectural review and approval in accordance with the law passed by Florida Legislature (Chapter 2004-417) is signed into law by governor on June 23, 2004. This requirement is in addition to any other requirements contained in County Ordinances or in the Deed Restrictions for your property.

This application must be completely filled out and all required documents must be attached, or it will be returned for completion. The application should be given to clubhouse staff in the Meadow Pointe II Clubhouse at the above address.

CLEARLY PRINT ALL INFORMATION

Name of Homeowner	Email Address (optional)	
Street Address	Contact Phone Number(s)	
Village	Parcel Number	Unit Number

Note: Parcel & Unit Number should be included on your deed. They can also be found on the Pasco County Appraiser's Website (www.appraiser.pascogov.com). Go to Records Search link, type in address and click on submit, click on the parcel number; next screen gives parcel and unit legal description.

Mailing address if different than above street address

REQUIRED DOCUMENTS

Two sets of: (a) detailed plans and specifications for any proposed improvement, alteration, modification, or addition including front, side, and rear elevations, (b) subject property's survey showing all easements and improvements, and in clear specific detail, with dimensions and distances from property lines, where proposed changes, improvements, alterations, or additions will be placed, (c) list of materials to be used including the color and texture of all exteriors, (d) graphic depiction of and narrative describing the nature, kind, shape, and height, and (e) a description of how they are in harmony with the external design of the existing buildings and improvements on the lot, the surrounding properties and the community.

Detailed description of proposed new building, alterations, or additions to an existing building, including materials and colors, (may be outlined in the space provided or on a separate sheet):

Paint colors must be selected from the approved color palette. Approved paint scheme books are available for review in the Clubhouse office.

Approved Sherwin William Scheme No.: _____

<u>Area Color</u>	<u>Color Name</u>	<u>Color No.</u>
Primary		
Trim		
Front Door		
Garage Door (same as Primary)		

Note: Garage Door must be same as Primary Color unless the Board of Supervisor approves a complementary color in its sole and absolute discretion.

For CDD Use Only: Date Application Received _____ Case Number _____

Applicant agrees to the following:

I/we are solely responsible for determining whether the improvements, changes, alterations, or additions described in this application comply with all applicable laws, rules, regulations, codes and ordinances; including but not limited to, zoning ordinances, building codes, and deed restrictions applicable to the property. I/we are also responsible for obtaining all required permits. The District shall have no liability or obligation to determine whether the requested improvements, changes, alterations or additions comply with such governmental regulations or the deed restrictions affecting the property. I/we agree not to begin making any improvements, changes, alterations or additions until receipt of written approval, and authorize District representatives upon the property (after first providing me with reasonable notice) for purpose of inspecting the external improvements, changes, alterations or additions for compliance with the approved plans and specifications.

Signature of Homeowner(s)

Date Signed

Printed Name of Homeowner(s)

PLEASE ALLOW THIRTY (30) DAYS FOR REVIEW

For CDD Use Only

ARC Recommendation Approval Recommend modifications

Modifications: (owner must resubmit application causing a new thirty (30) day review period)

Additional information requested on _____ (date)

(additional information required)

CDD Authorized Signature (upon initial recommendation)

Title

Date

ARC Recommendation: Approved

Recommend modifications

CDD Authorized Signature (upon final action)

Title

Date

Approval is contingent upon commencement of construction within three (3) months of approval and completion within six (6) months of commencement of construction unless otherwise specified in deed restrictions.

NOTE: Complete applications which are received on or before the Wednesday prior to the Board of Supervisors meeting date(s) will be considered by the Board of Supervisors at the next Board of Supervisors meeting. Any Application deemed incomplete shall be returned to the applicant for completion, and shall be considered by the Board of Supervisors at the next meeting date as set forth above following submittal of complete application, or at such other as the Board may choose in its discretion.

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Board of Supervisors Meetings Are the First and Third Wednesday of Each Month