

Villas West Architectural Specification

Specifications for Enlarging Back Porch

Specification No:.....VWAS 03
Issue Date:.....4/20/99
Revision Date:.....10/20/04
Revision Level:.....C
Board Approval Date:....10/20/04
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General:

An Architectural Alteration Application, Form No. AAA, requesting the enlarging of the back porch, must be submitted to the Architectural Committee for review.

Specifics:

1. Approval must be obtained from the Board of Directors and the homeowner must sign an Encroachment Agreement.
2. Concrete footings for porch extensions must be a minimum of 12 inches below the lowest natural grade level of porch.
3. The maximum distance the concrete slab can extend from the rear villa wall is 66 inches.
4. If the garbage can container is relocated, it shall not be set in concrete and must not extend above ground more than 12 inches. (Ref: Villas West Architectural Specification No. 1).
5. If a new garbage can container is required, it will be at the owner's expense.
6. All rock and sand, which is disturbed in the process of construction, shall be stockpiled until construction is completed, at which time it shall be re-distributed leaving the landscaping in the same condition it was in prior to beginning construction. All construction debris is to be removed from the premises. This requirement applies to any and all trades involved in the construction project.

Architectural Chairperson Date

Documents Chairperson Date

CCM Administrator Date

Association President Date