



**Las Sendas Community Association
Design Review Application**

The Premier Sonoran Desert Uplands Community

NAME	NEIGHBORHOOD	LOT#
PROPERTY ADDRESS		PHONE #
CURRENT MAILING ADDRESS		
EMAIL ADDRESS		
SUBMITTAL DESCRIPTION		

Attach additional pages and drawings as necessary to describe proposed change. Please include, if applicable, type of materials to be used, color(s), structure dimensions, setbacks, placement or location on lot. Submit drawings, photos, brochures, and sample materials when necessary to expedite process.

Work to be performed by: _____ **Phone #** _____

APPLICATION PROCEDURE

One set of plans (which will be kept on file with the LSCA) detailing any improvements or changes to a lot or dwelling unit thereon, must be submitted to the ARC and receive approval prior to the commencement of any improvements or changes. All plans must be to scale, where appropriate, and sheet size should not exceed 24" x 36".

The plan submittal must include the following information:

- Design Review Application (See Sample 1).
- Site development plan indicating:
 - (i) Lot boundary and dimensions, scale (minimum 1 inch = 20 feet), north arrow, date and location map.
 - (ii) Location of any existing buildings, landscaping, walls and fences or other improvements.
 - (iii) Location of any easements, right-of-ways, setbacks or site visibility triangles.
 - (iv) Location of any and all proposed improvements including, but not limited to, buildings and other structures, walls and fences, grading, hardscape, landscape, irrigation, pools, exterior lighting, landscape lighting, play structures, gazebos, exterior fireplaces or barbeques and site grading.
- Floor plans and elevations indicating any architectural improvements.
- List of plant materials for front and rear yards which must adhere to the Approved Plant List, Appendix B. All yards must adhere to Prohibited Plants and Materials List (See Appendix A).
- Samples of exterior building materials and colors.
- Lighting plans, if not included with submitted floor plans and elevation specifications.
- The ARC or its designee may request any other information.

Submittal Dates: The Regular Architectural Committee meets the second and fourth Wednesday of the month. Complete submittal applications are due one week in advance to be placed on the following week's agenda.

REPAINT ACKNOWLEDGMENT

Applications submitted to repaint homes or property walls may be approved by Association Staff at the time of submittal provided color choice has been selected from the approved LSCA paint palette.

[] House base color: _____

[] Trim color: _____

Required Paint Colors for Interior and Exterior Walls. Walls are not to be painted the same color as the home.

- Property walls, both interior & exterior, including return walls, shall be painted “Las Sendas Old Wall”
- Metal fences shall be painted “Las Sendas Wrought Iron”
- Tuscan neighborhood property walls, both interior & exterior, including return walls, shall be painted “Nightingale”
- Metal fences shall be painted “Wrought Iron Tuscan”

The Homeowner agrees to maintain the improvement if approved by the Architectural Review Committee (ARC). If, in the view of the ARC, the improvement is not being maintained, the Association has the right to remove or maintain the improvement with the homeowner bearing all costs. The homeowner agrees to comply with all City, County and State laws and to obtain all necessary permits. Approval by the ARC shall not be deemed a warranty or Representation as to the quality of such construction, installation, addition, repair, change or other work, or that work conforms to any applicable building codes or other federal, state or local law, statute, ordinance, rule or regulation.

ABSOLUTELY NO WORK SHOULD BEGIN PRIOR TO WRITTEN APPROVAL. ANY ARCHITECTURAL CHANGE THAT IS FOUND TO BE IN NON-COMPLIANCE IS SUBJECT TO REMOVAL REGARDLESS OF HOW EXTENSIVE IT MAY BE.

By completing this application, I am authorizing the LSCA ARC access to my property for the purpose of inspecting for compliance and completion of the work for which this application is made. Homeowners must contact the LSCA to schedule an inspection after completion of the approved submittal.

Homeowner’s Signature

Date

_____ APPROVED

_____ DISAPPROVED

_____ APPROVED SUBJECT TO THE FOLLOWING CONDITIONS: _____

DATE CHANGE IS TO BE COMPLETED BY: _____

ASSOCIATION SIGNATURE

DATE