

**WALNUT HILL OF ABINGTON COMMUNITY ASSOCIATION
ARCHITECTURAL CHANGE REQUEST APPLICATION**

NAME: _____

ADDRESS: _____

Any change or addition to the exterior of a home or lot must have prior written approval from the Association, before any work may commence. Submission of a completed application does not guarantee approval.

Requested Change To Property

- | | |
|---------------------------------------|--------------------------------------|
| <input type="checkbox"/> Awning | <input type="checkbox"/> Landscaping |
| <input type="checkbox"/> Patio | <input type="checkbox"/> Deck |
| <input type="checkbox"/> Other: _____ | |

Include with this application as applicable:

- Plot plan showing home, property lines, and location of proposed change/addition.
- Detailed, scaled drawing / plan of proposed change or addition.
- All specifications of proposed change or addition including, nature, kind, shape, height, materials, colors, etc.
- Names, sizes, and placements of all plant material being used, including maximum size at maturity.

Conditions of Approval

By signing this form, the homeowner/applicant agrees to the following:

- Obtain any necessary township permits / approvals and include such confirmation along with this request application. Requests will not be considered without this documentation.
- Ensure compliance with all applicable codes, laws and ordinances.
- Provide contractor Certificate of Insurance, naming the Walnut Hill of Abington Community Association as an additional insured.
- Upon request, provide additional specifications as needed for proper review.

- Indemnify and hold harmless the Walnut Hill of Abington Community Association, its Directors, Officers, Members and Employees.
- All work must be completed in a timely manner, no later than 6 months from the date of approval of any request, or resubmission and reapproval is required.
- All projects undertaken by an owner must be left in a safe, neat and workmanlike manner at the end of each day. Every effort should be taken to ensure that the health, safety and welfare of the community are maintained throughout the construction process.
- Any damage to common property must be repaired, and returned to its original condition by the owner in a timely fashion.
- Current and future owners are responsible for the annual maintenance cost of any new landscaping.
- Any proposed change or addition must be properly maintained at all times. Such maintenance is the responsibility of the current and future owners.
- Additional conditions may apply upon review of the completed application.
- The requirements outlined herein are in addition to those set forth in the Rules and Regulations of the Association.

Additional requirements pertaining to patio expansion requests:

- Any expansion must be at the same or lower elevation than the existing developer installed patio. The determination as to the elevation can vary from one house to another based on the slope of the ground and with consideration to maintaining the existing grading and drainage patterns. Regardless, extensions should be at grade or just slightly above as is the case with the original patio installation. In no case can the extension be more than two steps from finished grade level. No owner may re-grade their lot.
- The expanded patio area must match the same material as that of the developer installed patio i.e. all poured concrete or all pavers, all flag stone, etc.

OWNER SIGNATURE

CO-OWNER SIGNATURE

DATE SUBMITTED _____