

Quail Ridge Property Owners Association

Architectural Request Form

The attached Architectural Review package contains an Architectural Request Form, Indemnity Agreement and instructions.

Any and all exterior improvements to your property must be submitted to the Architectural Review Committee (ARC) for review and approval prior to commencement of work.

The following details the procedure for submitting improvements for review by the Architectural Review Committee:

1. Submit one (1) completed copy of the Architectural Change Request Form, Indemnity Agreement and construction drawings to:

Quail Ridge Property Owners Association
c/o Performance CAM, LLC
5135 Camino al Norte, Suite 100
North Las Vegas, NV 89081
Fax: (702) 331-4188
Email: jasmine@pcam.vegas

Drawings must include location and screening of equipment, site plan, setbacks, materials, colors and any information pertinent to the proposed improvement such as brochures, pictures, etc.

2. Upon review of your plans by the Committee, you will receive written notice of their approval, rejection or conditional approval within thirty (30) days of the meeting.

CONSTRUCTION IS NOT TO BEGIN UNTIL WRITTEN APPROVAL OF PLANS IS OBTAINED BY THE ARCHITECTURAL REVIEW COMMITTEE.

To avoid construction delays, please ensure forms and plans are complete prior to submittal.

ANY INCOMPLETE SUBMITTALS WILL BE RETURNED

Quail Ridge Property Owners Association

Architectural Request Form

Homeowner's Name: _____

Property Address: _____

Mailing Address (if different): _____

Phone Number: _____ Email: _____

I/We request approval of the installation of the following alterations to our property:

To be constructed by: _____

Address: _____ Phone: _____

Contractor's License #: _____ Limit: \$ _____

Homeowner's Signature

Date

BOARD MEMBER(S) USE ONLY

Date Requests Received by Committee: _____ Date of Review: _____

Date Response Letter Sent: _____

☐ Approved ☐ Conditional ☐ Denied ☐ Requesting Further Information

Comments/Conditions:

Board Member Signature

Board Member Signature

Board Member Signature

Board Member Signature

Quail Ridge Property Owners Association

Architectural Request Form

INDEMNITY AGREEMENT

OWNER (identified below) is the owner of the property located within Quail Ridge Property Owners Association and wishes to commence construction of improvements (hereinafter the "improvements") set forth as attached.

CONTRACTOR (identified below) had been hired by Owner to affect the improvements.

CONSTRUCTION of the improvements is subject to the Declaration of Covenants, Conditions and Restrictions for Quail Ridge Property Owners Association, as well as certain Rules and Regulations of the Quail Ridge Property Owners Association and/or Architectural Review Committee.

THE ASSOCIATION and the ARC may (but are not obligated to) exercise supervisory responsibility with respect to the ascertaining that Contractor's operations and improvements comply with the Rules and Regulations, Design Guidelines and CC&Rs.

CERTAIN INDEMNITIES are required of the Owner and Contractor, as follows, prior to commencement of construction of any improvements.

ACCORDINGLY, OWNER AND CONTRACTOR hereby agree to construct the improvements in accordance with the Rules and Regulations, Design Guidelines and Declaration of Covenants, Conditions and Restrictions of Quail Ridge Property Owners Association.

OWNER shall be responsible for the conduct of Contractors, its employees and agents within Quail Ridge Property Owners Association. Owner and Contractor understand and agree that violations of the Rules and Regulations may be met with warning, stop work order, lien assessment, and/or revocation of Contractor's right to enter the property.

OWNER AND CONTRACTOR hereby indemnify Quail Ridge Property Owners Association and the Architectural Review Committee, and agents thereof, and hold them harmless against and from any and all liabilities, claims, losses, damages and expenses connected with the improvements or construction of the improvements.

AGREED AND ACCEPTED this _____ day of _____, 20_____.

"OWNER"

Name(s)

Street Address

City/State/Zip

Phone Number(s)

Signature

Date

"CONTRACTOR"

Name(s)

Street Address

City/State/Zip

Phone Number(s)

Signature

Date