



ARCHITECTURE REVIEW COMMITTEE  
Architecture Change Submission

Owner Name: [ ]  
Lot Number: [ ]  
Owner Address: [ ]  
Phone Number: [ ]  
Email address: [ ]

*I acknowledge that the information submitted is correct and I have read and understand the covenant restrictions pertaining to my request. I also acknowledge that any deviations from the approved plans will require that this proposal be resubmitted to the Architectural Committee prior to commencement of work. Approval is required before any work can begin.*

Signature of applicant: \_\_\_\_\_ Date: [ ]

*If approved, this approval only pertains to the HOA covenants and architectural guidelines and you should make sure that you have any and all the necessary building permits prior to proceeding.*

**NOTE:**

Prior to submitting this proposal, the HOA recommends that you discuss this proposal with your neighbors to make them aware of the pending work.

**Information required with submission only for the following improvements**

- Printed View of Lot (plot diagram, found in your closing documents) Refer to the ARC guidelines for Plot diagram requirements.
- Mark location of improvement / structure / fence / play equipment/ landscaping on Lot View Include Photo, brochure or detailed sketch of improvement / structure / fence / play equipment
- Provide materials list – Including colors samples, etc

**Submission:**

Please submit the application by logging onto your account at <http://wakehoa.com> under the Accounts Information tab ARC Requests

**Timing:**

Approximate start date and completion date of the project. While unexpected delays may occur, it is the homeowner’s responsibility to keep the ARC and Board advised. If the proposed time period is considered unreasonable, the ARC or the Board may not approve / recommend the project application.

Exceeding the stated completion date requires the applicant to notify the ARC of the delay and of the new completion date.

Excessive completion times may result in a board hearing and further action.

Start Date: [ ] End Date: [ ]

**FENCE:** Fence Height: 4'  5'  Type of Fence: [ ]

Mark the fence location on the included plot map including where any and all gates will be located.

**TV SATELLITE DISH:** *Inconspicuous, rear location required if it will provide adequate reception.*



**ARCHITECTURE REVIEW COMMITTEE**  
Architecture Change Submission

**RECREATION EQUIPMENT**

Play/Swing Structure Material Wood: Yes  No  Metal: Yes  No   
 Structure Description: Swings  Slide  Fort  Play House   
 In ground pool: Describe in full on a separate sheet of paper  
 Hot Tub: Location on lot: \_\_\_\_\_ Screened From View: Yes  No

Building Contractor (if applicable) \_\_\_\_\_ Phone# \_\_\_\_\_

**PAINT COLOR/SHADE CHANGE:**

*Must submit color paint sample.*

<input type="checkbox"/> Front Door	New Color: Name: _____	Brand: _____	Color Code: _____
<input type="checkbox"/> Shutters	New Color: Name: _____	Brand: _____	Color Code: _____
<input type="checkbox"/> House Main	New Color: Name: _____	Brand: _____	Color Code: _____
<input type="checkbox"/> House Accent	New Color: Name: _____	Brand: _____	Color Code: _____
<input type="checkbox"/> House Trim	New Color: Name: _____	Brand: _____	Color Code: _____

**RE-PAINT NO COLOR CHANGE:**

*Must submit color photograph of the existing color and color samples of proposed color*

**DETACHED STRUCTURES:**

<b>Building Dimensions:</b>	<b>Length</b>	<b>Width</b>	<b>Height</b>	<b>Foundation</b>
_____	_____	_____	_____	Slab <input type="checkbox"/> Crawl <input type="checkbox"/> Other <input type="checkbox"/>
<b>Roofing/Shingles:</b>	<b>Asphalt</b>	<b>Metal</b>	<b>Color</b>	<b>Match the home</b>
_____	_____	_____	_____	_____
<b>Exterior Walls:</b>	<b>Brick</b>	<b>Stone</b>	<b>HardiPlank</b>	<b>Match the home</b>
_____	_____	_____	_____	_____
<b>Windows:</b>	<b>Double Hung</b>	<b>Fixed</b>	<b>Decorative</b>	<b>Match the home</b>
Yes <input type="checkbox"/> No <input type="checkbox"/>	_____	_____	_____	_____
<b>Shutters:</b>	<b>Shutters</b>	<b>Awnings</b>		<b>Match the home</b>
Yes <input type="checkbox"/> No <input type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>		_____

**HOME ADDITIONS:**

*Must submit rendering of completed addition as it appears attached to main dwelling. Please describe addition in detail (attach additional sheets as needed)*



**ARCHITECTURE REVIEW COMMITTEE**  
Architecture Change Submission

**OTHER REQUEST:**

**FALLS LAKE WATERSHED RESTRICTIONS:**

Be aware that The Preserve falls within the Falls Lake Watershed, <http://portal.ncdenr.org/web/fallslake/map> which imposes additional restrictions on what you may or may not be able to build on your property, and where it can be located, which is based on the size of the disturbed area of your lot.

The maximum allowed disturbed area is, 50% of your total lot size. After construction of your home, the plot plan reflects the disturbed area as house, paved areas, and septic system.

If, the builder has cleared an area for say a new natural area and if the survey picks it up it is counted as disturbed area, and if so any new construction of any kind can be placed on an already disturbed area.

However, this option is not always the best as an example you may not want a shed placed in an area on your property that will be too visual or out in the open.

If you will be covering the ground with material impervious to water then you will need to get approval from the Granville county planning division <https://www.granvillecounty.org/residents/planning-zoning/planning/>

**Disturbed/undisturbed limitations:**

Most plot maps have a dotted line on the plot map indicating the disturbed/undisturbed area. The disturbed area is the area where the builder has placed the home driveway and septic system. Any changes outside of this area will more likely as not be disapproved by Granville county or will as a minimum require a variance from the county.

The plot maps that don't show the disturbed/undisturbed area will present a problem for both the homeowner and the county, and approval by the county seems to be up to the person reviewing the permit application.