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Eagle Ridge Homeowners

RE: Annual Report for the June 2016 Annual Home Owners' Association Meeting

Dear Neighbors:

As the Eagle Ridge community expands and matures residents continue to have a desire to make improvements or additions to their properties. Just want to remind fellow home owners that many of these improvements need to be approved by the Design Review Committee prior to construction. These improvements can include new fences, garden/storage sheds, landscaping and repainting of the home. To facilitate the approval process I am including a description of the items that I need to review for approval.

A request for a new fence should include an 8-1/2" x 11" sketch (free-hand and not to scale) of the property showing property lines and corners, the house with front and side streets and sidewalks, existing fences, location, type and color of the proposed fence. Please keep in mind that white vinyl privacy fences are not allowed in the development.

A request for a new storage/garden shed should include the sketch described above showing the location, type and color of the proposed shed. Keep in mind that the shed needs to match the color and style of the existing house. If the shed is a manufactured unit then the request should include either a picture of the unit or an internet link to the manufacturer's site with unit picture. Please keep in mind that pre-built sheds can come in a variety of exterior finishes and that the Design Guidelines require that the exterior of the shed match the exterior of the house in color, material and style. The Design Guidelines specifically state that T1-11 siding is NOT allowed in the development. T1-11 siding is the plywood siding with vertical grooves every 4", 6" or 8" on center. If you have purchased or built one of these sheds please contact me and I can give you some suggestions on how to bring the unit into compliance.

A request for landscaping improvements should include a site plan with structures identified and any alterations to the drainage plan for the lot. Structures would include gazebos, pergolas, swimming pools or hot tubs that are permanently installed.

If you are planning on repainting your home you need to keep in mind that any change in original color needs to be pre-approved.

I hope that everyone has a great summer.

Sincerely,

Al French, Architect

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