

EXHIBIT B

Review Request Form and Plan Review Submittals Checklist
Springridge Reserve Subdivision Architecture Control Committee

Date:

Submitted By:

Phone Number:

Email:

To Be Constructed on Lot:

Titled:

 Preliminary Review

 Final Review

All applicable elements listed below must be addressed and checked off by the applicant for the submittal to be deemed complete and before Plan Review will begin. This form must be signed by architect or owner.

PLAN REQUIREMENTS (Preliminary & Final)

 Pages of all documents signed and sealed by professional qualified to approve documentation

 Name, address and phone number of professional appear on each page

 Plans are on 24" x 36" sheets, scaled to 1/4" = 1' or larger. Provide Graphic Scale on each sheet.

 North direction is on each page

 Elevations are labeled for compass direction of view

 Subdivision lot number, owners name, mailing address and phone number appears on each page

 2 copies of Plan documents submitted to HOA office for review

SITE PLAN (Required for Preliminary Review) All Items are required for Final Review

 All elements required by EXHIBIT A Topological Site Survey included

- _____ All changes required during Preliminary Review by the ACC have been made
- _____ Building corners as located by a licensed surveyor, including signature and stamp
- _____ Any and all proposed improvements and changes to the lot
- _____ Existing and revised contours
- _____ Walks, drives and turnaround areas, including materials and colors to be used
- _____ Fences
- _____ Location of existing and proposed drainage, including any needed culverts
- _____ Location and type of any retaining walls and appropriate construction details
- _____ Site construction details including delineated staging and parking areas
- _____ Any auxiliary construction such as swimming pools, etc. and appropriate construction details
- _____ Outline of the building as it meets the adjoining grade
- _____ Building and boundary location stakes as placed on-site
- _____ Planned utility runs and location of utility meters
- _____ Trash enclosures
- _____ Location of exterior and driveway lighting

FLOOR PLAN (Required for Preliminary Review) All Items are required for Final Review

- _____ Completely dimensioned, showing use of each area
- _____ Topological elevation
- _____ Square footage of each floor
- _____ Adjoining decks or patios
- _____ Garages, dog runs, trash enclosures, etc.

ROOF PLAN (Required for Preliminary Review) All Items are required for Final Review

- _____ Elevation of all roof ridgelines, including dormers, corresponding to the topographical measure
- _____ All roof pitches, including dormers and porches, and overhang dimensions
- _____ All roof materials and finishes labeled
- _____ Roof penetrations, chimneys, skylights and crickets are shown
- _____ Solar panels (if applicable) are shown

EXTERIOR ELEVATIONS (Required for Preliminary Review) All Items are required for Final Review

- _____ A minimum of four complete and undivided elevation views from all aspects
- _____ Existing and finished grades and the topographical height of all roof ridgelines shown
- _____ All proposed exterior materials and types of windows noted
- _____ All top plate and roof ridge elevations in topological measure
- _____ All exterior lighting is shown
- _____ Location of utility meters, trash enclosures, fences, etc. is shown
- _____ Solar controls (if applicable) are shown

FOUNDATION PLAN

- _____ Subsurface geo-technical report
- _____ Fully dimensioned and all detail designated
- _____ Professional engineer's signed seal

ELECTRICAL PLAN

_____ All exterior lighting shown

CROSS SECTIONS & WALL SECTIONS

_____ Cross Sections - 1/2"=1' scale. Provide one in each direction showing major building elements

_____ Wall Sections - 1" = 1' scale. Provide one for each exterior wall type

STRUCTURAL DRAWINGS

_____ Member sizes and design criteria

_____ Professional engineer's signed seal

LANDSCAPE PLAN

_____ Areas to receive irrigation shown

_____ Method of re-vegetating disturbed areas shown

_____ Outline of native areas to remain undisturbed

_____ The size, type and number of proposed tree and shrub plantings should be shown.

_____ Berms and/or retaining walls shown

SCHEDULE OF EXTERIOR FINISH MATERIALS (Preliminary & Final)

_____ List and provide physical samples of all proposed materials for incorporation in all exterior wall and roof surfaces, including color selections. List and samples must be formally resubmitted with final review documents.

_____ Provide Manufacturer names for all selected materials for all wall and roof surfaces, including color selections

_____ Provide Manufacturer names for all selected garage doors, exterior doors and windows and exterior light fixtures, including color selections

VARIANCE

_____ Any items requiring a variance request have been submitted

SITE MARKERS (Required for Preliminary Review)

_____ All major corners staked

_____ Story poles showing high point of ridge line installed

Owner or Architect's signature indicating completion:
