

Name of Property Owner: _____ Daytime Phone #: _____

Mailing Address of Property Owner: _____

Contractor: _____ Mailing Address: _____

TRACT___ BLOCK___ LOT___ ZONING___ Property Address _____

Requesting Approval of: _____

1. Type of Construction _____

2. Color: _____ 3. Square Foot of Building _____

*****PLEASE INITIAL #4 THROUGH #8*****

4. _____ Use of a trailer during construction of home by owner or contractor. (Stick frame 120 days max. or mfg./factory built 45 days max.) Yes___ No___ N/A

5. _____ I have a copy of the Spring Creek Declaration of Reservations. Yes___ No

6. _____ I have a current copy of the Rules, Regulations & Policies of the COA. Yes___ No

7. _____ I am aware of Need for Ecological Control (item #7, page 4 of the D.O.R. 's) Yes___ No

8. _____ I am aware that Elko County Building Codes and Zoning Ordinances may be more strict than the DOR 's: The more strict of the two enforcement's shall apply in all instances. Yes___ No

=====
FOR OFFICE USE ONLY

FEE: \$ _____ DATE PAID: _____ RECEIPT #: _____

TENTATIVE APPROVAL ON: _____ BY: _____
AUTHORIZED C.O.A. REPRESENTATIVE

AUTHORIZED C.O.A. REPRESENTATIVE

REASON FOR DISAPPROVAL: _____

FINAL APPROVAL ON: _____ BY: _____
AUTHORIZED C.O.A. REPRESENTATIVE

AUTHORIZED C.O.A. REPRESENTATIVE

**This Permit
for construction is void after 180
days from the authorized date.**

NOTE: THREE COPIES OF PLANS SHALL BE SUBMITTED. ONE COPY WILL REMAIN WITH THE COA AND YOU WILL PICK UP REMAINING COPIES AFTER APPROVAL. PROPERTY OWNER MAY APPEAL COA RULING BY REQUESTING A HEARING BEFORE THE SPRING CREEK COMMITTEE OF ARCHITECTURE.

*****PLEASE READ AND SIGN THE BACK--ALL FEES ARE NON-REFUNDABLE*****

The Spring Creek Committee of Architecture has a set of Rules & Regulations which govern its consideration of Applications, Complaints and Appeals. These Rules and Regulations may be amended by the Committee and there are also Resolutions of the Committee which affect these matters.

Some of the requirements in those Rules & Regulations include, but are not limited to:

*The Committee has the right to post, in a conspicuous place, a suitable notice of an Application or an Appeal (when taken by the owner or his representative).

*The failure to pay the required fees is grounds for the Committee to rule against the filing party.

*The date of filing for any of the Committee Rules & Regulations is the date upon which all the filing requirements have been met.

*Any construction or similar action must be completed within 180 days of the date approval is granted by the Committee.

*An extension can be granted by the Committee if applied for before the end of the 180 days.

*Within the ninety (90) days following set-up, each owner of a manufactured home in Tracts 201 & 202, shall in accordance with Supplementary Reservations, Covenants, Restrictions and Conditions Page 5, Part I: For Mobile Homes (Manufactured Homes), Item 7, "Each owner...shall enclose the space between his mobile home (manufactured home) and ground slab with matching metal, masonry or other such materials as may be approved by the Committee of Architecture."

*The arrival of a modular (factory built) unit will not be permitted until the foundation is ready to accept the modular (factory built) unit. Thirty (30) working days will be allowed to place the modular (factory built) on the foundation.

*This issuance of a permit based upon plans, specifications, and other data shall not prevent C.O.A. official from thereafter requiring the correction of errors in said plans, specifications, and other data or from preventing the building operations being carried out thereunder when in violation of the Declaration of Reservations or of any Rules and Regulations of the Committee of Architecture.

I hereby affirm that the information in this filing is true to the best of my knowledge, information, and belief, and that I have received a copy of the Spring Creek Declaration of Reservations. I further agree to be bound by the Rules and Regulations and Resolutions of the Spring Creek Committee of Architecture and to complete the project as submitted in the plans by the deadline stated above.

DATE: _____

Applicant's Name

Applicant's Name (Please type or print)

Agent's Name

CHECKLIST/GUIDELINE

Property Owner _____ Tract _____ Block _____ Lot _____

Application and submittals (drawings) that are submitted to the Spring Creek Committee of Architecture for approval must contain all of the following requirements. Any submittals that do not have all required information will not be reviewed by Committee members. This could delay review/approval until missing information is provided in full.

Please note that construction garbage MUST be contained and controlled at all times!!! It is the builders' responsibility to make sure that NO excess concrete is dumped or cleaned out on any adjacent lot or SCA owned property (borrow ditches).

FEES Original Plot Plan \$200.00 / Multi Fam. \$150.00 Per Unit, Commercial Under 1,000 Sq.Ft. \$500.00, 1001-10,000 Sq.Ft. \$1500.00 & 10,001 Sq.Ft. & Up \$3000.00 Addition and/or alteration \$50.00
Structures under 150 sq. ft. & fences \$15.00

*Plot Plan over 180 days from original date for adding dwelling/manufactured home/modular \$200.00

SUBMITTAL: Must contain:
(drawings) _____ Exact Measurements
_____ Measurements to Scale and/or accurate
_____ Legible Dimensions and Information
_____ At least three (3) copies of plans. One copy will remain with the COA and you may pick up remaining copies after approval.

APPLICATION: Must be **completely** filled out with accurate information.
Applications for **Mobile Placement** must also provide:
_____ Proof of Unit's age (not to exceed 10 years)
_____ If Unit is not new, then four (4) current photos of the home must also be submitted.
_____ Roof-mounted air conditioner unit shown on plan if proposed.
_____ Mfg. Home site pad leveled within a tolerance of 2 feet.
Applications for **Factory Built Units** must also provide:
_____ Unit ID#
_____ Delivery Date of Unit

PLOT PLAN: Must contain:
Front, Sides and Rear Setbacks: (Other than "AR" Zoning, refer to D.O.R.'s)
FRONT SETBACK: minimum 50' from front property line (location of front setback on corner lots shall be determined by main access to property)
_____ **SIDE SETBACKS:** minimum 20' from each side property line
_____ **REAR SETBACK:** minimum 30' from rear property line

Dimension and Location of house, factory built home, manufactured home, accessory structures, fences, etc. whether existing or proposed on plot plan, shall maintain and show setback requirements.

Permitted Projection into Setbacks such as cornices, eaves or other architectural features which do not increase the volume enclosed by the building may project, but not to exceed two (2) feet. An uncovered stair, landing or porch which does not extend above the level of the ground floor, except for a protective railing, may project not more than six feet (6') into a front or rear yard, and not more than three feet (3') into a required side yard.

Utilities:
Show service location, cable and underground route of each of the following utilities:
_____ Water meter
_____ Telephone
_____ Electrical Service (pedestal)

Septic Tank and Leach Field:

- ___ Show location of septic tank and leach field (sewer location on commercial and residential lots if applicable)
- ___ 8' minimum from tank to house
- ___ 5' minimum from tank to leach
- ___ 10' minimum from leach to property lines

Driveways:

- ___ Show location of driveway
- ___ Size and location of culvert (min. 12")
- ___ See residential driveway approach detail

Fences:

- ___ Shall not exceed 5' in front (50') setback, nor 6' on the rest of the property. No barbed wire is permitted.

Undeveloped lots:

- ___ Plot plan must show the location of accessory structures, and they shall be within the appropriate setbacks. Provisions for the following shall be clearly described and dimensional on plot plan:
- ___ All Utilities (service location, cable and underground route of each: water, power & telephone)
- ___ Septic System
- ___ Building site
- ___ Garage (where applicable)
- ___ Access (driveway)

Lot Improvement Only:

With prior COA approval, all utilities, septic system, access (driveway), building site clearing and/or manufactured housing pad leveling will be allowed. Excavation for unapproved structures will not be allowed. Plot plan must show all locations.

ELEVATIONS:

Must contain:

- ___ Front Elevation
- ___ Left Side Elevation
- ___ Right Side Elevation
- ___ Rear Elevation
- ___ Elevation drawings are to scale with accurate dimensions given
- ___ The location of all doors, window, etc. on all views
- ___ Dimensions of overhang.
- ___ Dimensions of the pitch of the roof.
- ___ Verge (rake) and Facia shall be shown.
- ___ Accessory structures shall have style, overhang and roof treatment, trim elements and color of walls, roof, etc. similar to existing or qualifying dwelling.
- ___ Description of existing or qualifying structure shall be shown on plans (i.e.--trim and siding color to match existing and roof metal color similar to existing shingles)
- ___ Accessory structures shall have those elements of trim necessary to define shape, roof, overhang, etc. that denotes a finished appearance and similarity to main structure (dwelling).

Separate regulations and/or requirements exist for: Signs, Livestock, etc.