

The Vineyards at Saint Lucie West Residents' Association Inc.  
ARCHITECTURAL REVIEW APPLICATION  
**DO NOT PROCEED WITH YOUR ALTERATION UNTIL  
THE ARC GRANTS APPROVAL**

Date: \_\_\_\_\_ Email: \_\_\_\_\_  
Homeowner's Name(s): \_\_\_\_\_  
Address: \_\_\_\_\_  
Home Phone: \_\_\_\_\_ Cell Phone: \_\_\_\_\_  
Estimated Start Date: \_\_\_\_\_ Estimated Completion Date: \_\_\_\_\_

**ALTERATION DETAILS**

Landscape\*  Painting  Pool/Spa\*  Patio/Driveway\*  Other

Please provide a detailed description. \*Sketch required. **Attach additional page(s) if necessary:**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Work will be performed by:  Homeowner  Contractor

**If a contractor is doing the work, you must provide their workman's compensation insurance, liability insurance and license.** Watson may have the documents on file. You can contact Watson at: 772-871-0004.

**ATTACHMENTS**

SURVEY/PLOT PLAN showing location of alterations  Plans, Detail Sketches  Paint Color Samples

Pool installation, additions, patio alterations and major landscape alterations, which require heavy equipment, may require a \$5000.00 security deposit which shall be held by the management company, until the proposed work is completed to the satisfaction of both the Architectural Review and the Buildings and Grounds Committees. Alterations, which may affect adjoining neighbors' properties require acknowledgement from those who may be affected.

Name: \_\_\_\_\_ Address: \_\_\_\_\_

Name: \_\_\_\_\_ Address: \_\_\_\_\_

**DISCLAIMER/RELEASE**

The Vineyards at Saint Lucie West Residents' Association Inc. (Vineyards), Board of Directors (BOD), the Architectural Review Committee (ARC) members, the Management Company, and their representatives will not be held responsible for any damage caused by any homeowner's vendors/contractors. I agree to indemnify and hold harmless the Vineyards, BOD, ARC, the Management Company, and their representatives from any and all claims, damages, losses and causes of action relating to, or arising out of, this architectural review request and the work performed. Furthermore, I understand and acknowledge that it is my responsibility to hire only licensed and insured vendors/contractors.

I understand and acknowledge that the BOD or Management Company may ask for documents and has the right to demand that said alteration or modification be removed immediately at the homeowner's expense if said alteration or modification is not what was approved by the ARC.

I hereby grant permission to the members of the ARC and appropriate Vineyards' representatives to enter my property to make reasonable observations and inspections of the architectural review request and completed project. I have read and understand the Covenants, By-Laws, Rules & Regulations, and Homeowner Affidavit (Located on the Reverse). I will, upon completion of all work, notify the Property Manager of such completion.

Homeowner Signature:

**For Architecture and Landscape Review Committee Use Only**

Approved  Approved with Conditions/Comments  Disapproved  Rejected Additional Information Required

ARC Member: \_\_\_\_\_ Date: \_\_\_\_\_

The Vineyards at Saint Lucie West Residents' Association Inc.  
ALTERATION APPLICATION  
**DO NOT PROCEED WITH YOUR REQUEST UNTIL THE ARC  
GRANTS APPROVAL**

HOMEOWNER'S AFFIDAVIT

I have read, understand, and agree to abide by the governing documents of the Association. In return for approval, I agree:

- That I will be responsible for all losses caused to others, including common areas, as a result of my architectural review request and work performed, whether caused by me or others;
- To comply with all state and local building codes and laws;
- To ensure there are no encroachments.
- To comply with the conditions of acceptance (if any);
- To complete the project according to the approved plans. If the project is not completed as approved, said approval will be revoked and the alteration/modification shall be removed by the homeowner at the homeowner's expense. The homeowners further acknowledges that drainage swales have been designed and established between homes (side yard) to carry storm water *off* the lot and to maintain positive drainage away from home. The Association shall not be responsible for any effect that any modification may have on drainage.
- To pay for any costs associated with irrigation alterations as a result of this architectural review request. All work required will be at the homeowner's expense.
- To assume maintenance responsibility for any new landscaping.
- To restore those areas affected by the project construction (i.e. landscaping, irrigation, common areas, etc.) to their original condition. If I fail to restore any areas after receiving notification from the Association, I agree that the Association may perform the work and charge me for the costs thereof.

I also understand that the Vineyards, BOD and ARC do not review and assume no responsibility for the structural adequacy, capacity or safety features of the proposed construction, alteration or addition; or for performance, workmanship, or quality of work of any contractor or of the completed alteration or description.

I agree to abide by the decision of the ARC. If the modification/alteration is not completed as approved with the specifications submitted in this application and I refuse to correct or remove the modification/installation, I may be subject to fines and court action by the Association. In such event, I shall be responsible for all reasonable attorneys, fees.

Homeowner Signature: \_\_\_\_\_

Date: \_\_\_\_\_