

Architectural Rules & Guidelines

The Declaration of Covenants, Conditions and Restrictions covering your subdivision requires that you request approval from the Board of Directors prior to doing exterior modifications to your house or other exterior changes to your property. Some examples of modifications needing approval are: room additions, decks, porches, fences, changes to exterior colors of house, antennae, satellite dish, outside doors, permanent basketball goals, etc.

Complete the form on the reverse side of this page and mail it to the address at the top of the form. Enclose a plot plan, which was included with your closing papers, showing where the improvement is to be located. Although the Board of Directors will act promptly, they have up to thirty (30) days to respond to your request. **NO IMPROVEMENT MAY BE STARTED UNTIL YOU RECEIVE WRITTEN PERMISSION TO DO SO.** All work must be completed in a professional, workmanlike manner.

Please note:

The following are some of the guidelines used by the Board of Directors in determining whether approval will be granted. **THESE ARE GUIDELINES ONLY.** Refer to the covenants and restrictions of your subdivision for specific requirements and exceptions.

1. No structure will be approved if it violates building setback lines or if it encroaches on any easement.
2. Chain link fence must be vinyl coated. Fences cannot exceed six (6) feet in height. Wood privacy must have the more attractive side facing out. **ABSOLUTELY NO PRIVACY FENCES WILL BE ALLOWED ON LAKE LOT PROPERTIES – NO EXCEPTIONS.**
3. Barns or sheds cannot exceed a total of 144 square feet, and a maximum of ten (10) feet in height. The color of your proposed barn or shed must match the color of your house, shingles on the barn or shed must match the shingles on your house.
4. Above ground pools are not allowed. In ground swimming pools must be approved by the Board of Directors.
5. Offensive structures or landscaping that does not maintain the harmonious appearance of the subdivision, or does not project the appropriate image commensurate with the neighborhood will not be approved.
6. Placement of satellite dishes must be approved by the Board of Directors.
7. Lots adjoining the common areas are subject to more restrictive rules and guidelines regarding improvements and changes such as fences, storage barns, etc. Approvals will be made on an individual basis, at the sole discretion of the Board of Directors.

Approval will not be granted without a plot plan of your lot showing the location of the proposed structure on the plan. Even if you feel your improvement meets these guidelines, you must still formally request approval from the Board of Directors.

Today's Date: _____

Remit to: Deerfield Village HOA
5208 Commerce Square Dr. Suite D
Indianapolis, IN 46237

Request for Architectural Control Approval

Lot Number: _____ Address: _____

Subdivision: _____

I/We request permission to build upon my/our the following structure: _____

Materials for exterior: _____

Mini-barn color (must match house): _____ Roof color (must match house): _____

Is your lot a lake lot? YES NO Fence color: _____

Start Date _____ Completion Date _____

I/We have attached to this request: (1) a copy of the plans and/or diagram, with dimensions and type of materials to be used; and (2) a copy of the plot plan for our lot, with the proposed improvements(s) to be constructed drawn on the plan where they are to be located.

I/We understand that: (a) if this request is granted, I/we may still have to apply to the appropriate governmental agency for any required building permits, and I/we must comply with all applicable building codes, etc.; and (b) construction may not start until any approved copy of this request is returned to me/us.

Homeowner Signature

Homeowner Signature

Print Name

Print Name

ALL PROPERTY OWNERS MUST SIGN THIS FORM

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Date: _____ Approved: _____ Denied: _____

Director's signature: _____