

FORM A HOME IMPROVEMENT FORM

Mountain View Community Association

Date Received By Management: _____

FirstService Residential
25240 Hancock Avenue, Suite 400
Murrieta, CA 92562

Attn: Community Manager, Amy Dankel
Direct Line: 951-973-7519 Fax: 951-296-2099
amy.dankel@fsresidential.com

Architectural Review Committee Members:

Date Received by ARC: _____

Name: _____

Address: _____

Home Phone: _____ **E-Mail:** _____ **LOT NO.** _____

X _____

Homeowner's Signature

SUBMITTAL CHECK LIST: (All of the following are to mailed to the Management Company)

1. Home Improvement Form (Form A, also include Exhibit 1 or Exhibit 2).
2. Facing, Adjacent and Impacted Neighbor Statement (Form B).
3. 3 Sets of Drawings - Should include details of size, design, color and materials. Location of drains must be included on drawings. Names of plants should include the common name and not Latin names. Please fold plans to 8 1/2" x 11".
4. \$50 Application Fee with checks made payable to Mountain View Community Association

PROJECTS BEING SUBMITTED: (Please check appropriate items)

ARCHITECTURAL

- ___ Awnings
- ___ Deck (wood)
- ___ Garage Door (go to Exhibit 1)
- ___ Painting ((go to Exhibit 2)
- ___ Patio Cover
- ___ Patio Slab
- ___ Rain Gutters &/or Drains
- ___ Shutters (go to Exhibit 2)

LANDSCAPE / HARDSCAPE

- Landscape:
- ___ Front
 - ___ Rear
 - ___ Trees (go to Exhibit 3)
- Hardscape Only:
- ___ Fence(s): (go to Exhibit 1)
 - ___ Front
 - ___ Retaining Wall

EQUIPMENT

- ___ Air Conditioner
- ___ Built-In Barbecue
- ___ Lighting
- ___ Pool & Equipment
- ___ Spa & Equipment
- ___ Solar Panels (attach details)
- ___ Screen/Security Door (go to Exhibit 1)
- ___ Waterfall/Fountain

Other: _____

DO NOT WRITE BELOW THIS LINE (For Committee Use Only)

The Design Review Committee has determined that the above submittal is:

- Approved
 Approved with Conditions
 Disapproved as Submitted

- () See notes on plans.
- () Please see reverse for additional comments.
- () Maintain existing drainage pattern or provide alternative drainage method.
- () Resubmit patio cover with additional dimensions and elevation.
- () Do not pour concrete against existing fence.
- () No raised planters against existing walls. (No more than 12 inches of soil to be retained.)
- () Submit originally reviewed plans with revised drawings.
- () All lighting must be low wattage.
- () All new roofing material and angles must conform to existing.
- () Resubmit with more details for _____

COMMENTS: _____

Committee Member: _____ **Committee Member:** _____ **Date:** _____

PROJECTS HOMEOWNER'S MAY DO WITHOUT GOING THROUGH THE MANAGEMENT COMPANY AND PAYING THE \$50 FEE

NO paperwork is required for the following:

1. Removing trees as long as the one required tree remains in the front yard.
2. Replacing plant with like plants in front or backyards.
3. Replacing plants in backyard.
4. Touch up painting of house, existing shutters, doors, and wooden fences with the same previously approved paint or stain.
5. Removing grass in backyard and replacing with xeriscape or artificial turf.
6. Changing color in flower bed with the seasons
7. Adding same rock or decomposed granite to yard that needs to be refreshed as long as the rock and dg were originally approved.

The flowing projects must be submitted to ARC for approval but no fee is required:

1. Replacing tree in front yard with a tree from the approved list in the guidelines.
2. Repainting house with existing approved colors.
3. Installing security doors (front, garage, or back) (color most coordinate with the house colors).
4. Installing sun screens, awning, or film on windows.
5. Installing security camera system.
6. Installing motion-activated lighting.
7. Installing visible trellises.
8. Adding or replacing rain gutters (color must match the house).
9. Putting a cover on an existing approved patio.

All other projects not on the above lists, will be required to be submitted to the management company along with the \$50 fee.

EXHIBIT 2 MOUNTAIN VIEW HOMEOWNERS' ASSOCIATION REQUEST TO REPAINT HOME

When you wish to repaint all or part of your home, call any ARC member and they will be glad to help you fill in the information below and identify approved colors for your home.

As long as you are painting your home the same color as it was last painted, you do not need ARC approval. When you complete Form A and this Exhibit 2, submit it only to the ARC Committee (do not send it to Management). Then you may begin your painting project. It is still suggested that you contact an ARC Committee member to verify the colors.

Address: _____

Lot#: _____ Collection: _____ Model: _____ Elevation: _____ Scheme: _____

HOUSE REPAINTING WITH ORIGINAL COLORS: _____
(Circle the appropriate COLLECTION, MODEL, ELEVATION, and SCHEME below)

HOUSE REPAINTING WITH NEW, COMPLETE ELEVATION & SCHEME: _____
(Circle the appropriate COLLECTION, MODEL, ELEVATION, and SCHEME below)

The Lakes Collection:
TAHOE, SUPERIOR, VICTORIA

Elevation	A	B	C
Scheme#:	1	2	3
	4	5	6

The Summit Collection:
WHITNEY, MCKINLEY, EVEREST

Elevation	A	B	C		
Scheme#:	1	2	3	4	5
	6	7	8	9	10

Stucco _____ Stucco Accent _____

Fascia, and or Window Trim, Garage Door _____

Entry Door and or Shutters _____

Roof Tiles _____

START DATE: _____ **COMPLETION DATE:** _____

(Homeowner has sixty (60) days from Completion Date to submit NOC to FirstService Residential)

HOMEOWNER

COMMITTEE MEMBER

Date: _____

FORM B

**MOUNTAIN VIEW HOMEOWNERS' ASSOCIATION
IMPACTED NEIGHBOR STATEMENT**

(The attached plans were made available to the following neighbors for review)

Common Area or Bacı Yarad – Rear of Home

Impacted Neighbor - Right	Impacted Neighbor - Left
Name	Name
Address	Address
Signature Date	Signature Date

Next Door Neighbor

Impacted Neighbor		Impacted Neighbor
Name	Name	Name
Address	Address	Address
Signature Date	Name _____ Address _____	Signature Date

Your Street - Front of Home

Facing Neighbor	Facing Neighbor	Facing Neighbor
Name	Name	Name
Address	Address	Address
Signature Date	Signature Date	Signature Date

My neighbors have seen the plans I am submitting for the Committee's review. I as the Owner certify I have requested that my neighbors sign this statement confirming notification. I understand neighbor objections do not in themselves cause denial of the plans.

FORM C
MOUNTAIN VIEW HOMEOWNERS' ASSOCIATION
NOTICE OF COMPLETION

Notice is hereby given that _____,
(Print Homeowner's Name)

the undersigned, is the Owner of the property located at:

_____. Moreno Valley, California.

(Street & Number)

The work of Home Improvement on the described property was COMPLETED on _____, 20____ in accordance with the Committee's written Approval dated _____, 20____, of the above Homeowner's plans and submitted ARC Home Improvement Application.

Signature of Owner: _____

ARC Members:

(Please sign & print name)

(Please sign & print name)

Date: _____