

Sun City Lincoln Hill ARC Application Checklist

Additions to Homes

Checklist 01

Includes additions, casitas, exterior remodels, golf cart garages, reconstruction, sunrooms and screened or enclosed patios. **A site visit by the ARC is required prior to submitting an application.**

This Checklist is for GUIDANCE ONLY, please refer to the CC&Rs and the Design Guidelines for all other specific requirements relating to your project.

OWNER CHECKBOXES (Must be filled in or noted N/A)

ARC CHECKBOXES

Brief Project Description _____

Required Documents

- Detailed site plan, floor plans, elevations, building sections and construction details. (elevation must show how the addition relates to the existing home's full elevation)
- Manufacturer's catalog information on all visible accessories. (Shutters etc.)
- Paint or finish colors.
- The architectural design conforms to the style, scale, detailing, materials used, and color of the original home and it complements the neighborhood architecture.
- All materials used will match the composition, type and method of attachment used in the original construction. (except sunrooms)
- The addition or reconstruction will be built within the setbacks noted in Section 5.8 of the Design Guidelines and are listed on page 2 of this checklist.
- The height of the addition is not higher than the highest original roof line of the home. Height restrictions on casita/golf cart garages may apply.
- Architectural projections such as roof eaves, fireplaces, box-outs, bay windows and the like are permitted to extend up to two feet (2) into the required front, rear and side yard setbacks.
- The Lot drainage is unaffected by the addition or has been adjusted to provide adequate drainage.
- The quality of the workmanship will be equal to or exceed original construction standards.
- The timeline for completion is within 180 calendar days from the start of work and must be completed before the one-year application approval period expires. For reconstruction timing of damage caused by fire or other casualty refer to CC&R's 11.04(c).

This checklist must be completed and signed by the Owner along with the Architectural Review Committee, (ARC) Application Form

Homeowner Use

Planned Completion Date: _____

Name: _____

Address: _____

Signature: _____

ARC Use Only

APPROVED _____

INCOMPLETE _____

DISAPPROVED _____

Date: _____

Notwithstanding any other provision of law, all building setbacks and heights must meet these requirements pursuant to approvals obtained from the City of Lincoln.

| | |
|---------------------------------|--------------------------------|
| Front Yard, Living Space | Fifteen Feet (15') Minimum |
| Front Yard, Garage Door | Eighteen Feet (18') Minimum |
| Front Yard, Golf Cart Door | Fifteen Feet (15') Minimum |
| Side Yard, Adjacent to Street | Ten Feet (10') Minimum |
| Side Yard, Interior | Five Feet (5') Minimum |
| Side Yard, Accessory Structures | Five Feet (5') Minimum |
| Rear Yard, Structures | Fifteen Feet (15') Minimum |
| Rear Yard, Accessory Structures | Five Feet (5') Minimum |
| Home to Accessory Structures | Ten feet (10') Minimum |
| Building Height | Thirty five Feet (35') Maximum |