**Lee Estates Homeowners’ Association c/o GRS Management Associates Inc.**

As of 5-09

**3900 Woodlake Blvd Ste 309, LW, FL 33463**

**561-641-8557 Fax 561-641-9448**

[**www.grsmgt.com**](http://www.grsmgt.com)

**APPLICATION FOR ARCHITECTURAL ALTERATIONS**

Owner’s Name: Date:

Address: \_ Phone: Lot #: \_

***GENERAL DESCRIPTION OF MODIFICATION / ALTERATION***

If painting your home, please refer to the Chestnut Hill Color Collection and provide which color combination you are going to use. NOTE: Front Door and Garage Door may be painted white or a color consistent with the stucco and trim.

Color of Stucco: Color of Front Door:

Color of Trim: Color of Garage Door:

*Driveways may be painted utilizing only the following approved H&C Concrete Seal Colors: (circle which one) Bombay, Terra Cotta, Pearl Gray, Sandstone, Gull Gray, and Silver Gray*

**ACTION BY LEE ESTATES HOMEOWNERS’ ASSOCIATION**

**Date: Approved: Not Approved:**

**Approval Effective for Six Months and Expires on this Date:**

**Association Director Association Director**

**If NOT approved, the following is the reason:**

**Waiver of Liability: The undersigned hereby agrees that any and all liability caused by or arising from any acts which may increase the hazard of susceptibility to loss on the described premises shall not be held against the Lee Estates Association “as their interest may appear” and they shall be held harmless from any liability arising therefore from and indemnify for all losses, cost, expenses and attorney’s fees in connection with any such addition to their property.**

# Property Owner: Property Owner:

**LIMITATION OF RESPONSIBILITIES:**

The primary goal of the Architectural Committee is to review the application (plan and specifications) to determine whether the proposed modifications/alternations conform in appearance with the standards and policy set forth by the Declaration. The Architectural Committee does NOT review and assumes NO RESPONSIBILITY for the following:

1. The structural adequacy, capacity or safe features of the proposed modification/alteration.
2. Whether or not the location of the proposed modification/alteration of the building site is free from possible hazards from flooding or from any other possibly hazard, whether caused by conditions occurring either upon or off the property.
3. Soil erosion, uncompact able or unstable soil conditions.
4. Mechanical, electrical or any other technical design requirements or governmental laws, regulations, codes or ordinances.
5. Performance or quality of work of any contractor.

# If approval is granted, it is not to be construed to cover approval for any County Code requirements. A building permit from Palm Beach County Building Department is needed on most property alterations or improvements.

As a condition precedent to granting approval of any request for a change, alternation or addition to existing basic structure that the applicant, the heirs, and assigns thereto, hereby assume sole responsibility for the repair, maintenance or replacement of any such change, alteration or addition. It is understood and agreed that the Association is not required to take any action to repair, replace or maintain any such approved change, alteration or addition, or any damage resulting for any reason to the existing original structure, or any other property. The unit owner assumes all responsibility and costs for any addition or change and its future upkeep, plus any work that has to be done on the common grounds that is an added expense because of the addition or change.