

**SPYGLASS RIDGE  
ARCHITECTURAL REPAIR & UPGRADE NOTIFICATION**

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

Spyglass Street Address: \_\_\_\_\_ Lot: \_\_\_\_\_ Filing No: \_\_\_\_\_

Owner(s): \_\_\_\_\_

Current Mailing Address: \_\_\_\_\_

Phone: \_\_\_\_\_ (Home) \_\_\_\_\_ (Work) \_\_\_\_\_ (Cell)

Contractor: \_\_\_\_\_ Phone \_\_\_\_\_ (Business) \_\_\_\_\_ (Cell)

Submittal Date: \_\_\_\_\_ Est.Const.Start Date: \_\_\_\_\_ Est.Const.Completion Date: \_\_\_\_\_

**Work Site Conditions**

1. If necessary, an appropriately sized trash bin must be provided (not on the street or sidewalk). Trash accumulating above container bin rim line must be immediately emptied. . Owner and Owner's contractor shall maintain the Lot so that it is free of debris and trash at all times during construction and shall be responsible to collect any trash discharged from the Lot with 24 hours.
2. Owner shall require Owner's contractor to remove any waste concrete and properly dispose of it off the subdivision premises. No materials of any kind to be dumped on adjacent or other lots without the other lot owner's authorization.
3. Hours of construction for exterior work shall be from 7:00 AM to Sunset and shall be subject to City of Grand Junction regulations.
4. Music and radios are allowed, but shall not be heard beyond the Lot boundary.
5. Worker vehicles should be parked in such a way as to not impede visibility at intersections or access to driveways.
- 6.. Owner and Owner's contractor shall be responsible for daily cleaning of any rubble and dirt on adjacent streets and sidewalks and shall comply with City of Grand Junction SWMP Regulations 16-143 of City Ordinance 3824. Furthermore, Owner and Owner's contractor shall design a dust abatement plan to deal with blowing dirt from piles, push outs, or general disturbance of the soil. Said plan can include the watering of piles and / or suitable covers. Owner will be responsible for damage to adjacent landscaping including other private homes should the plan fail to be used or simply fail.
7. Lot Owner is responsible for assuring that all Common Area Elements (including, but not limited to, irrigation valve boxes, landscaping, and fences) are marked and protected from damage during construction. Lot Owner will be charged for damage to Common Area Elements caused by construction per HOA CC&Rs and adopted policy and procedure.

**Article V, Section 2 of the Spyglass Ridge HOA Covenants states:**

***...The foregoing prohibitions shall not prevent the repair and maintenance of a structure or landscaping so long as the repair or maintenance restores such items to their original condition. However, prior to the major repair of any property the Architectural Control Committee (ACC) shall be notified. Major work is defined as, but not limited to, such items as repair or replacement of sidewalks, porches, driveways, roofs, windows or doors, or extensive disruption to landscape plants and materials. All work shall be prosecuted diligently from the commencement thereof and completed within six (6) months. Should said work extend beyond that six (6) month timeline, a request for extension shall be made to the ACC. Failure to complete the work by the deadline or failure to obtain an extension will result in the property falling out of compliance and the enforcement measures outlined in the Architectural Control Policy and Procedure shall begin***

Please use this page to describe the work to be performed. Attach drawings if necessary.

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When your home was built there were plans submitted (and approved) for the structure, the drainage and the landscaping. We are trying to determine if those plans will still be relevant after your repair work. Based on your answers, it may be necessary to submit new drawings (plans).

Please answer the following questions:

Will any exterior colors be changed?

Will any windows and doors be changed?

Will any materials be changed (example: concrete removed and pavers installed)?

Will the "footprint" remain the same or will things be located differently?

Will the plantings remain the same or will some plantings be replaced?

Is the drainage plan being changed?

\_\_\_\_\_ property owner acknowledgment  
**Signed**

\_\_\_\_\_ property owner acknowledgment  
**Signed**

\_\_\_\_\_ date