



**SANDESTIN OWNERS ASSOCIATION, INC.  
Architectural Review Application Form**

**New Construction – Page 2 of 3**

Air-conditioned Space (1 <sup>st</sup> floor)	_____ sq.ft.
Air-conditioned Space (2 <sup>nd</sup> floor)	_____ sq.ft.
	Total Net Sq. Ft. _____
Covered Porches/Entries/Etc.	_____ sq.ft.
Garage	_____ sq.ft.
Other: _____	_____ sq.ft.
	Total Gross Sq.Ft. _____ sq.ft.

**GENERAL INFORMATION:**

Lot Dimensions: \_\_\_\_\_

Building Stories: \_\_\_\_\_ Bedrooms: \_\_\_\_\_ Baths: \_\_\_\_\_

Height from Slab to Top of Roof: \_\_\_\_\_

Crown of the Road Elevation (N.G.V.D.): \_\_\_\_\_

Finished 1<sup>st</sup> Floor Elevation (N.G.V.D.): \_\_\_\_\_

Height above Road: \_\_\_\_\_

Finished Garage Floor Elevation (N.G.V.D.): \_\_\_\_\_

Height above Road: \_\_\_\_\_

Variance being requested:    Yes \_\_\_\_\_                      No \_\_\_\_\_

If yes, provide specifics below and also identify on site plan: (See page 11 for information on Variances)

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<b>Exterior Features</b>	<b>Color/Finish</b>	<b>Description</b>
Driveway	_____	_____
Entry Walk	_____	_____
Siding	_____	_____
Trim	_____	_____
Shutters	_____	_____

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	<b>Color/ Finish</b>	<b>Description</b>
Windows	_____	_____
Window Trim	_____	_____
Entry Door	_____	_____
Patio Doors	_____	_____
French Doors	_____	_____
Garage Door	_____	_____
Other Doors	_____	_____
Roofing	_____	_____
Fascia	_____	_____
Soffit	_____	_____
Gutters	_____	_____
Chimney	_____	_____
Screening	_____	_____
Walls	_____	_____

The preceding application is submitted for review by the Architectural Review Board.  
Required design documents are attached.

SUBMITTED BY: \_\_\_\_\_

Company Name: \_\_\_\_\_

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

Owner/Agent Signature: \_\_\_\_\_

# SOA ARB COLOR SPECIFICATIONS

LOCATION: \_\_\_\_\_

	MANUFACTURER	DESCRIPTION
BODY COLOR:		
TRIM COLOR:		
ROOF COLOR:		
FASCIA COLOR:		
SOFFIT COLOR:		
FRONT DOOR COLOR:		
GARAGE DOOR COLOR:		
SHUTTER COLOR:		
DRIVEWAY TILE COLOR:		
SPECIAL NOTES/ACCENT, CHIMNEY, ETC. COLORS:		



<b>REQUIRED ITEMS:</b>		<b>Required with Preliminary</b>	<b>Required with Final</b>
P	SIGNIFICANT STANDS (more than 50sq.ft.) OF PALMETTO OR OTHER NATIVE SHRUBS	YES	YES
Q	PROPOSED HOUSE, GARAGE, POOL, SPA, ETC. WITH FINISHED FLOOR ELEVATIONS OF EACH	YES	YES
R	PROPOSED FENCES, SCREENS, FREESTANDING ARCHITECTURAL DETAILS AND EXTERIOR WALLS	YES	YES
S	PROPOSED WINDOWS AND DOORS	YES	YES
T	PROPOSED LIMITS OF CLEARING LINE (bold dashed line)	YES	YES
U	DRAINAGE ARROWS	YES	YES
V	SPOT GRADES ON ALL FOUR CORNERS, DRIVEWAY, WALKS, POOLS, DRAINS, PATIOS, PORCHES, WALLS, AND STEPS	YES	YES
W	PERCENT SLOPE (to nearest 1/10 <sup>th</sup> of a percent) CLEARLY MARKED THROUGHOUT THE SITE	YES	YES
X	TOP AND INVERT ELEVATIONS OF ANY DRAINAGE STRUCTURES WITH PERCENT SLOPE OF PIPES	YES	YES
Y	MISCELLANEOUS – SCALE, NORTH ARROW, DATE, STREET NAME (S), ADDRESS OF LOT, AND NAME, ADDRESS, TELEPHONE NO., AND SEAL OF FL LANDSCAPE ARCHITECT OR FL LICENSED ARCHITECT	YES	YES
2.	<b>FLOOR PLAN (SQUARE FOOTAGE AND FINISHED FLOOR ELEVATIONS) <i><u>SIGNED BY ARCHITECT OR DESIGNER</u></i></b>	YES foundation plan overlay	YES
3.	<b>ROOF PLAN (ROOFING MATERIAL AND COLOR) <i><u>SIGNED BY ARCHITECT OR DESIGNER</u></i></b>	YES	YES
4.	<b>FOUNDATION PLAN <u>SIGNED BY ARCHITECT OR DESIGNER</u></b>	YES	YES
5.	<b>ELEVATIONS: FOUR (4) SIDES-INCLUDING HIDDEN VIEWS (e.g. pool enclosure, screened areas, behind shutters, etc.) <i><u>SIGNED BY ARCHITECT OR DESIGNER</u></i></b>	YES	YES
A	EXISTING AND FINISHED GRADE	YES	YES
B	TOTAL HEIGHT DIMENSIONS	YES	YES
C	EXTERIOR TREATMENT (Windows, Doors, Walls, Fences, Banding, Etc.)	YES	YES
D	HVAC, VENTS, POOL EQUIPMENT, ETC.	YES	YES

<b>6.</b>		<b>TYPICAL WALL AND BUILDING SECTIONS SIGNED BY ARCHITECT OR DESIGNER</b>	YES	YES
	A	MATERIALS	YES	YES
	B	ROOF PITCH	YES	YES
	C	FENCES, SCREENS, EXTERIOR WALLS	YES	YES
<b>7.</b>		<b>DETAILS</b>	YES	YES
	A	DESIGN FEATURES AND OTHER IMPROVEMENTS REQUIRING CLARIFICATIONS	YES	YES
	B	FASCIA / TRIM DETAILS (MATERIALS & COLOR)	YES	YES
	C	DOORS AND WINDOWS (MATERIALS & COLOR)	YES	YES
	D	CHIMNEY DETAIL AND ALL ROOF PENETRATIONS	YES	YES
	E	GARAGE DOOR (MATERIALS & COLOR)	YES	YES
<b>8.</b>		<b>PATIOS, DECKS, BALCONIES, VERANDAS, PORCHES, ETC. (MATERIALS, COLOR, AND DETAILS)</b>	YES	YES
<b>9.</b>		<b>EXTERIOR PAINT SCHEME</b>		YES
<b>10.</b>		LANDSCAPE PLAN (scale 1"=10') MUST BE SEALED BY LANDSCAPE ARCHITECT, INCLUDING ANY REVISIONS		NO But must be submitted & approved prior to installation
	A	BOUNDARY: PROPERTY LINES, SETBACKS, EASEMENTS AND NORTH ARROW		YES
	B	STRUCTURES: POSITION ALL STRUCTURES, INDICATE WINDOWS, DOORS, ETC.		YES
	C	PERIMETER AREAS: ADJACENT STRUCTURES AND CONDITIONS (roads, lakes, golf course, etc.)		YES
	D	HARDSCAPE: VEHICULAR AND PEDESTRIAN CIRCULATION TREATMENTS, SWIMMING POOLS, GARDEN FEATURES AND PERMANENT SITE FEATURES. (Materials & Colors)		YES
	E	UTILITIES: HVAC, METERS, LP GAS TANKS, POOL EQUIPMENT, ETC.		YES
	F	DECORATIVE GRADING: EXISTING GRADES & PROPOSED BERMING AT 6" INTERVALS		YES
	G	EXISTING VEGETATION: 6" DIAMETER PINES OR GREATER 3" DIAMETER HARDWOOD TREES OR GREATER		YES
		PROPOSED VEGETATION: TREES, PALMS, SHRUBS, GROUND COVERS, VINES, SOD, ETC.,		YES

	H	INDICATE QUANTITIES AND SIZES.		
	I	STREET TREES: TYPE, QUANTITY, SIZE, AND LOCATION		YES
	J	PLANT LIST: TYPE, HEIGHT, SPREAD, CALIPER, OR SIZE (GALLON).		YES
	K	SOURCE OF IRRIGATION (WELL, LAKE, OR SOA)		YES
11.		<b>IRRIGATION NOTE REQUIRED ON ALL LANDSCAPE PLANS: AN AUTOMATIC, UNDERGROUND IRRIGATION SYSTEM WILL BE INSTALLED THAT HAS 100% COVERAGE, 55% MINIMUM OVERLAP, AND MATCHED PRECIPITATION RATES ACROSS ZONES.</b>		NO PLAN REQUIRED
12.		<b>APPLICATION FEE, OWNERS COMPLIANCE DEPOSIT, BUILDERS COMPLIANCE DEPOSIT, IMPACT FEE</b>	YES	
13.		<b>COPY OF DEED - TO SHOW OWNERSHIP OF PROPOSED SITE</b>	YES	
14.		<b>PROOF OF CAPITAL CONTRIBUTION PAID</b>	YES	
<b>DATE OF SUBMISSION:</b>				
<b>DATE OF COMPLETE SUBMISSION:</b>			<b>APPLICANT SIGNATURE</b>	

**AFFIDAVIT OF CONTRACTOR**

STATE OF FLORIDA

COUNTY OF WALTON

BEFORE ME, the undersigned authority, personally appeared

\_\_\_\_\_, who, being first duly sworn, deposes and says:

1. I am a contractor or subcontractor doing business in Walton County, Florida.

2. I have been employed to perform work at the following address within the Sandestin property: \_\_\_\_\_.

3. I have received the Architectural Design Guidelines of the Sandestin Owners Association, Inc. (the "Guidelines") and I have reviewed and understand them.

4. I acknowledge that if I or any of my employees or agents violate any provision of the Guidelines, I and/or my company may be subject to fines and penalties, including but not limited to, monetary fines, an order to Stop Work, and denial of access to the Sandestin property.

FURTHER AFFIANT SAYETH NAUGHT.

\_\_\_\_\_  
BY: \_\_\_\_\_  
(PRINT NAME OF CONTRACTOR)

SWORN TO AND SUBSCRIBED before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
NOTARY PUBLIC  
My Commission Expires: \_\_\_\_\_

**AFFIDAVIT OF OWNER**

STATE OF FLORIDA

COUNTY OF WALTON

BEFORE ME, the undersigned authority, personally appeared

\_\_\_\_\_, who, being first duly sworn, deposes and

says:

1. I am an owner of property located at the following address in Sandestin:

\_\_\_\_\_.

2. As an owner, I have employed or will employ subcontractors and other businesses and/or employees to perform construction or exterior modification(s) to my property.

3. I have received the Architectural Design Guidelines of the Sandestin Owners Association, Inc. (the "Guidelines") and I have reviewed and understand them.

4. I acknowledge that if I or any of my employees or agents violate any provision of the Guidelines, I may be subject to fines and penalties, including but not limited to, monetary fines and an order to Stop Work. I also acknowledge that my contractors could be denied access to Sandestin, subject to monetary fines, and issued an order to Stop Work for violation of the Guidelines

FURTHER AFFIANT SAYETH NAUGHT.

\_\_\_\_\_  
BY: \_\_\_\_\_  
(PRINT NAME OF OWNER)

SWORN TO AND SUBSCRIBED before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
NOTARY PUBLIC  
My Commission Expires: \_\_\_\_\_

**DISCLOSURE STATEMENT  
Sandestin Owner-Builders**

**FLORIDA STATUTES, CHAPTER 489, REQUIRES CONSTRUCTION TO BE DONE BY LICENSED CONTRACTORS.**

You have applied for a permit under an exemption to that law, contained in Florida Statutes 489.103(7), which allows you, as the owner of your property, to act as your own contractor even though you do not have a license.

The Sandestin Architectural Review Board requires the following, in accordance with Chapter 489, Florida Statutes:

1. YOU MUST SUPERVISE THE CONSTRUCTION YOURSELF.
2. THE BUILDING MUST BE FOR YOUR OWN USE OR OCCUPANCY. IT MAY NOT BE BUILT FOR SALE OR LEASE. IF YOU SELL OR LEASE A BUILDING YOU HAVE BUILT YOURSELF WITHIN ONE (1) YEAR AFTER CONSTRUCTION IS COMPLETE, THE LAW WILL PRESUME THAT YOU BUILT IT FOR SALE OR LEASE, WHICH IS A VIOLATION OF THIS EXEMPTION.
3. YOU MAY NOT HIRE AN UNLICENSED PERSON AS YOUR CONTRACTOR. IT IS YOUR RESPONSIBILITY TO MAKE SURE THAT PEOPLE EMPLOYED BY YOU HAVE LICENSES REQUIRED BY STATE LAW AND BY COUNTY OR MUNICIPAL LICENSING ORDINANCES.
4. ANY PERSON WORKING ON YOUR BUILDING WHO IS NOT LICENSED MUST WORK UNDER YOUR SUPERVISION AND MUST BE EMPLOYED BY YOU, WHICH MEANS THAT YOU MUST DEDUCT F.I.C.A. AND WITHHOLDING TAX AND PROVIDE WORKERS' COMPENSATION FOR THAT EMPLOYEE, ALL AS PRESCRIBED BY LAW.
5. YOUR CONSTRUCTION MUST COMPLY WITH ALL APPLICABLE LAWS, ORDINANCES, BUILDING CODES AND ZONING REGULATIONS.

I am fully aware that when I sign this Disclosure Statement it is my assurance to the Sandestin Architectural Review Board that any construction done under Permit # \_\_\_\_\_ will be in accordance with this Disclosure Statement. I also understand that the Department of Labors' may apply monetary penalties for the violation of the Workers' Compensation Laws.

SIGNED \_\_\_\_\_ DATE \_\_\_\_\_

PRINT NAME \_\_\_\_\_