

Hamorton Woods Association Architectural Approval Form

Complete thru No. 3 before any work begins and return to Charmaine Everhart (charmainseneverhart@gmail.com or 114 Ringtail Run). The Board will review and **after Board approval**, procure neighbor(s) signature and return for final Board signature.

Name: _____ Date: _____

Address: _____

Proposed Structure: _____

Contractor Information: _____

Tax Parcel #: _____

1. Attach a drawing or photo of proposed structure which includes: location on property, size/dimensions, and location from property lines. Please include house and other structures on plan.

2. Purpose of Structure: _____

3. Description of style, materials and colors: _____

4. Signatures from all adjacent neighbors and neighbor(s) directly across the street in the line of view, confirming that they have seen and accept the proposal.

I/we have seen and accept the proposal:

Signature: _____ Date: _____

Address: _____

Signature: _____ Date: _____

Address: _____

Signature: _____ Date: _____

Address: _____

Signature: _____ Date: _____

Address: _____

Board Member Approval: _____ Date: _____

Board of Directors of the Hamorton Association Architectural Review Process

Pursuant to the resolution adopting Restrictions for a Planned Community Known as Hamorton, the Board of Directors of the Hamorton Association aims to maintain architectural styles that are in keeping with our neighborhood and respect our open space policy.¹ Exterior changes to your property that involve the building of structures (including fences, decks and patios), or the improvement or modification of existing structures, require prior review and approval by the architectural review committee and the Hamorton Association Board. Township building codes must be followed. Please get the specifications about these codes through your township.

To submit a proposal to the Hamorton Association Board, please include the following information:

- A drawing or photo of the proposed structure which includes its location and size.
- The purpose of the structure.
- A brief description of the style, materials and colors proposed.

Example

Tool Shed: Traditional style with asphalt roof. Walls will be painted tan; window shutters and door will be painted dark green.

- On the document, signatures with date from all adjacent neighbors and neighbor(s) directly across the street in the line of view, confirming that they have seen and accept the proposal.

The review process can take up to two weeks.

¹The Deed Restrictions may be found in the directory. If you need a copy, contact Nick D'Addezio at ndaddezi@yahoo.com or 610.308.1757.

Hamorton Association Architectural Deed Restrictions

4. Architectural review and approval of new Structures or improvements to existing Structures shall be the responsibility of the Board of Directors of the Hamorton Association, a nonprofit corporation of the Commonwealth of Pennsylvania (hereinafter referred to as the "Board"). A Structure shall be defined as including any dwelling, accessory building, fence, swimming pool, tennis court, patio, deck or other physical improvement on a Lot, including any modification, removal or expansion of any improvement thereto. Considerations for approval shall include its nature, size, style and location. The Board has the authority to appoint an Architectural Review Committee to assist in the review process in order to enable it to reach architectural decisions.

5. No building or Structure or additions thereto shall be erected or used upon any Lot until the plans and specifications for the building or Structure, grading plan and plot plan shall have been submitted to and approved in writing by the Board.

13. The Board, in connection with **its approval or refusal** of any Lot Owner request required by these Restrictions, has the right to base its decision upon aesthetic or other considerations including an evaluation of whether or not the proposal will harmonize with, or will have a deleterious affect upon the neighboring Lots. If the Board does not approve or disapprove a request within thirty days after all information deemed necessary by it has been submitted to it, the request shall be deemed to have received approval. The Board may promulgate procedures to be followed with respect to matters requiring its approval and also guidelines setting forth general architectural and aesthetic standards or policies to be met for Structures or improvements that may be proposed by Lot Owners from time to time.

**Homeowner Association Project Approval
and/or Deed Restrictions for Kennett Township**

RE: Property Location: _____

Tax Parcel #: _____

Is this property subject to a Homeowner Association and/or deed restrictions (your deed or adjacent properties)? YES No

If so, please provide relevant approval documents which are required prior to building application filing.

Signed: _____ Date: _____

Address: _____

Phone #: _____

Email: _____