

EAGLE LAKE ESTATES HOMEOWNERS ASSOCIATION
Architectural Control Committee

HOME ADDITION and ALTERATION GUIDELINES

Materials:

- All details of materials and construction to be substantially equal in value, quality and type of construction, and usability to those in the existing home.
- Exterior finish and paint to match existing home.
- Roofing materials and color to match existing roofing.

Boundaries:

- Must meet Lee County Code regarding setbacks from property lines.
- Side Yard – minimum of five (5) feet from property line*
- Rear Yard – not to encroach on rear easement of your property**

Conditions:

- Contract for Improvements to give a completion date of no more than ninety (90) days from start to finish.
- Contractor must furnish a signed statement or other proof of insurance appropriate for his/her trade; i.e., liability, property damage and workers compensation insurance.
- Homeowner is liable for any damage to street, sidewalk, or any other property caused by the contractor.
- A copy of the Lee County Permit and the Final Inspection/Completion Certificate will be given to the Architectural Committee upon completion.
- **It is the homeowner's responsibility follow all State and Local code.** Any improvements not in compliance with the Articles or State and Local code will need to be removed regardless of ACC approval. ACC or HOA approval does not supersede any State and/or Local Code
- Architectural Control Committee and Board of Directors reserve the right to make a final inspection of any improvements upon completion.

* As per Article X, Section 2a, of the Declaration.

** As per our Plat Map

Revised by the ACC, 02/01/2020

NOTE: The intent of all guidelines is to comply with Article IX, Sections 2 & 3 of the Declaration regarding Aesthetic Balance, Consistency and Uniformity.