



PROMINENCE POINTE

The Gates of Goldenview

Covenant Pre-Construction Checklist
(Short Form Architectural Control Preview)

RETURN TO: PacRim, LLC, @ info@prpalaska.com or mail to
405 W. 27th Avenue, Anchorage AK 99503, Fax – 762-5497

Submitted By: _____ Date: _____

Address: _____

Contact # _____ Fax # _____ Email: _____

1. Received Governing Documents (Declarations, Bylaws and Rules).

Date: _____

2. Builder's Name _____

Telephone # _____ Fax # _____

3. Legal Description:

Lot _____ Block _____ Phase _____

Physical Address _____ (if available)

4. Total Price of Home: \$ _____

a) House is _____ % of total price (75% minimum of total price)

b) Lot is _____ % of total price (25% maximum of total price)

5. Square Footage:

a) Driveway Grade: _____ %

b) Highest Point of Roof Elevation (MRR) _____ Feet (verify height limitation)

c) Garage (no. of vehicles): _____ (2 car Minimum)

Dwelling: = _____ sq. feet of living Space

(1800 Sq. Ft. Minimum – excluding Basement – Ranch)

(2100 Sq. Ft. Minimum – excluding basement – 2 story)

6. Driveway Culvert Waiver Requested. _____ Yes. _____ No

7. Siding/Trim Materials and Colors*. *Earth Tones. Note: Architectural Accents and exterior colors must be submitted separately on an AAR Form.

Front: _____

Sides: _____

Rear: _____

8. Roofing Materials and Colors: (100 MPH Architectural Grade/35 Malarkey Legacy or Better)

9. Fencing/Dog Runs*

Requested? _____ Yes _____ No

Materials and Color: _____

* Fencing requires additional Executive Board Approval and must be submitted on a AAR form and "as-built"

10. Setbacks*:

* A Surveyors Certified Plot is Required and Clearing Limits must be included on plot plan.

- 1) 45' Minimum between houses
- 2) 30' Front Yard Minimum
- 3) 20' Rear Yard Minimum
- 4) Reference Point Elevation in Feet M.S.L.
- 5) Maximum Roof Ridge Height Elevation in Feet M.S.L.
- 6) 30' Clearing Limit.
- 7) Surveyor As-Built to confirm MRR and Plot Plan after Trusses and Roofing are completed.

11. Exterior Lighting Plan must comply with Resolution #8*

* Prior to completion of exterior, Owner to submit description and visual illustrations (pictures) of exterior lighting for approval to ensure compliance with Exterior Lighting Resolution # 8

12. Landscaping Plan**:

** Re-contouring restrictions depicted. Homeowner to submit landscaping drawing of plan on "as-built" and AAR form for approval.

13. One (1) set (8 1/2" x 11") of Architectural/Plans with elevations are required to be submitted.

14. Planned Date to Start Construction: _____

Planned Date of Completion: _____

Approval of Architectural Control Committee:

_____ Date: _____

Signature

Name and Title