



Architectural Control Committee Application

Property Owner Name _____ Phone _____

Property Address _____ Email _____

This application is for the following change(s) to my residence. Material samples, brochures, paint scheme selections, etc. illustrating the proposed work should be submitted with this request. Incomplete submittals will be returned to the applicant for clarification. Approval is for Association purpose only and does not constitute approvals as to compliance with applicable state, county, or city law, building and safety requirements or zoning ordinances.

Type of Project:

- PAINTING*
- SOLAR PANELS
- PATIO COVER*
- FENCE/GATE*
- CONCRETE/PAVERS
- WINDOWS
- POOL/SPA
- ROOFING
- SECURITY DOOR
- FLAGPOLE
- GAZEBO
- ADDITION
- LANDSCAPING – FRONT/SIDE YARD*
- LANDSCAPING – BACKYARD*
- MAINTENANCE PROJECT (Describe below and complete the RECITALS PAGE – deposit not required)

Project Description:

APPLICATION CHECKLIST:

- I have included a \$250 Refundable Deposit (Check or Money Order Only) – N/A for maintenance.
- I have included the signed RECITALS page.
- I have included a plan showing the location of the existing dwelling and all improvements showing overall design/placement of project to include the following:
 - Types of material
 - Dimensions- Sizes, Heights, setbacks, etc.
 - Samples, brochures, colors, etc.
- I have included the appropriate page for PAINTING, LANDSCAPING, FENCING or PATIO projects.

A copy of the CC&R's, ACC Guidelines, and Rules and Regulations are available to me and

I HAVE or HAVE NOT read the sections pertaining to this application. I understand I must construct all improvements in accordance with those guidelines and other governing documents of the Association.

This project is planned in compliance within the Los Prados ACC Guide

This project DOES NOT comply with the ACC Guidelines. I am requesting a VARIANCE APPROVAL

Homeowner Signature _____ Date _____

All applications require the inclusion of the RECITALS PAGE

RECITALS

- A. The undersigned Applicant is the owner of a lot or house located in Los Prados ("Owned") and wishes to commence construction of the improvements (the "Improvements") set forth on Exhibit "A" attached hereto. (Note: If the applicant is not the homeowner, a notarized letter of authorization for the applicant to submit the project application must be included. The letter must state that the applicant has full authority to act for the owner.)
- B. The undersigned Contractor has been hired by the Applicant to affect the improvements ("Contractor").
- C. Construction of the improvements is subject to the Master Declaration of Covenants, Conditions, and Restrictions of Los Prados (CC&Rs) and a Declaration of Restrictions of a sub-association at Los Prados, as well as certain Rules and Regulations of the Architectural Control Committee (ACC).
- D. The Los Prados Community Association (the "Master Association") and the ACC may, but are not obligated to, exercise supervisory responsibility with respect to ascertaining that project operations and improvements comply with the Rules and Regulations, The ACC Policy and Guidelines and the CC& Rs.
- E. Certain indemnities are required of the Applicant/Owner, as follows, prior to commencement of construction of the improvements or maintenance projects. The Applicant/Owner is solely responsible for their actions, and the actions of those they may employ, and the results of the execution of their requested project.

ACCORDINGLY:

- A. Applicant hereby agrees to construct the Improvements in accordance with the CC&Rs and the Declaration of any sub-association having jurisdiction over the Improvements, the Master Association's ACC Policy and Guidelines, the Rules and Regulations of the Master Association, and any other governing document that may coincide with the property and its improvements.
- B. Applicant shall be fully responsible for, at minimum, the conduct, and legalities as it relates to the Contractor and/or employees, sub-contractors, etc. within the Master Association. Applicant understands and agrees that any violation of the Master/Sub-Association's Governing Documents may be met with a Cease-and-Desist Notice or a Stop Work Order, and/or the revocation of the Contractor/Sub-Contractors etc. right to enter the Master Association. It is the sole responsibility of the Applicant/Owner to make any Contractor/Sub-Contractor, or their agents aware of this clause.
- C. Applicant hereby indemnifies the Master Association, and all sub-associations, and the Architectural Control Committee, including but not limited to, their agents, assigns, employees, directors et al. The Applicant/Owner hold harmless against and from all liabilities, claims, losses, damages, and expenses, including but not limited to and attorney(s) fees arising from or in any way connected with the Improvements or construction of the Improvements, now or at a future date. The Applicant/Owner assumes all responsibility for the actions of, and effects to, any Contractor/Sub-Contractor, or their agents.

APPLICANT NAME:

SIGNATURE:

DATE:

NOTICE OF COMPLETION OF HOME IMPROVEMENTS

When the project is finished, to include any final release by the City of Las Vegas, please complete and return this form to the front desk at the Clubhouse or mail to:

Los Prados Community Association
 5150 Los Prados Circle
 Las Vegas NV 89130

NAME:	PHONE:
ADDRESS:	EMAIL:
Type of Project:	VILLAGE:
	Date of Completion

HOMEOWNER SIGNATURE _____ **Date** _____

DO NOT WRITE BELOW THIS LINE - FOR LOS PRADOS ASSOCIATION ONLY

DATE OF INSPECTION:	LOS PRADOS STAFF SIGNATURE:
PROJECT IS COMPLETE: YES _____ NO _____ PROJECT REQUIRES FURTHER WORK: YES _____ NO _____ *If yes please detail below:	DATE REFUND CHECK REQUEST SUBMITTED: DATE REFUND CHECK ISSUED/MAILED:

Complete and include this page for PAINTING PROJECTS

Please see the following ACC Guidelines:

- **SECTION V ADDITIONAL MODIFICATIONS**
 - **PARAGRAPH F - EXTERIOR PAINTING AND COLOR COATING**

*ALL PAINT SELECTIONS MUST BE FROM THE LOS PRADOS APPROVED COLOR SCHEMES

- **PAINT COLOR SCHEME:** _____

List where each color from within the selected scheme will be placed on the home.

HOUSE	TRIM
ROOF	FRONT DOOR
GARAGE DOOR	POPOUTS

Complete and include this page for LANDSCAPING PROJECTS

Please see the following ACC Guidelines:

- **SECTION IV - Architectural & Material Standards**
 - PARAGRAPH A - Landscaping**
 - PARAGRAPH B - Landscaping Requirements**
 - PARAGRAPH C - Desert Landscaping**



Approximate Lot Size:	Dimensions of Area to be Landscaped:
Removing Sod: YES _____ NO _____ Herbicide: YES _____ NO _____ Removing Tree: YES _____ NO _____	NEW Rock & Stone Type: Size _____ Color _____ Depth of Rock/Stone _____ Note: A Minimum size of ¾" size stone/rock is required from curb to 3 feet into the property
EXISTING Plant Types: 1. _____ 2. _____ 3. _____ 4. _____	NEW Plant Types: 1. _____ 2. _____ 3. _____ 4. _____

Complete and include this page for **FENCING PROJECTS**



Please see the following ACC Guidelines:

- **SECTION IV - ARCHITECTURAL AND MATERIAL STANDARDS**
 - **D. Fencing**

All fence and gate construction must meet the following requirements:

- ½ inch square tubular wrought iron pickets on 4 to 4 ½ inch center attached to 1-inch square tubular top and bottom rails.
- With tan slump stone block base and pilasters (base blocks not to exceed three rows) or 2-inch square tubular top and bottom rails
- Fencing will not be constructed lower than three feet and no higher than six feet. Metal fencing must be painted to match the common area fences. The Los Prados beige fence color paint can be color-matched by any paint supply store. Paint colors other than Los Prados beige are prohibited.

LOCATION OF FENCE: SIDE ___ FRONT ___ REAR ___ GATE ___	PROPOSED DIMENSIONS:
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Complete and include this page for PATIO, PATIO COVER OR GAZEBO PROJECTS

Please see the following ACC Guidelines:

- **SECTION IV - ARCHITECTURAL AND MATERIAL STANDARDS**
 - **PARAGRAPH F - Patio Covers and Gazebos**



PATIO

TYPE OF PATIO CONCRETE ____ WOOD ____ PAVERS ____	PROPOSED DIMENSIONS
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PATIO COVER

Height _____ Width _____ Slope _____ Overhang _____ Type of Roof Alumawood Slats ____ Wood Slats ____ Solid Alumawood _____ Tile _____	Post Distance: From right property line _____ From left property line _____ From rear property line _____ Will patio be PAINTED ____ or STUCCOED ____ to match residence?
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