

Fox Run Association, Inc.

Application for Architectural Approval

Application for Architectural Approval Form Approved 8/13/2024 by Fox Run Association Board of Directors

Homeowner _____ Phone # _____

Address _____ Lot # _____

Contractor Name and Business Name _____

Contractor Address _____

Description of project and estimated time to complete project (use back of sheet for more room)

Requirements for approval of project work:

- Homeowner and Contractor must sign this application form.
- Contractor must provide evidence of Surety Bond of at least \$5,000.
- Clear-cutting a lot or building a new dwelling, property owner must attach a \$1,500 non-refundable "Road Impact" fee payable to the Fox Run Homeowners Association, Inc.
- Homeowners Association Assessment must be up to date.
- A site plan showing property and set back lines, exact location of all structures, as well as driveway location, shall accompany this application.
- A copy of the building plan that includes views of each level shall accompany this application. Overhang and type of exterior materials are to be shown. Provisions of lattice, where used, shall be indicated.
- Plans are to be identified with name of homeowner, lot number, and date.
- Both homeowner and contractor certify by signing this application they have read the Fox Run Declaration of Protective Covenants and Agreements and will comply with the rules and regulations therein.

I certify that I have read the Fox Run Protective Covenants and Agreements and will comply with the rules and regulations stated therein. A copy of the Fox Run Declaration of Protective Covenants and Agreements can be found in its entirety on the Fox Run Homeowner's website at *foxrunsubdivision.com*.

Homeowner _____ Date _____

Contractor _____ Date _____

Date Received _____ Approved Not Approved (see details on back of sheet)

Signature Of Chairman of Architectural Control Board (or Committee Member) Date _____

Architectural Guidelines

(Architectural Guidelines approved 8/13/2024 by the Fox Run Board of Directors)

For a more comprehensive collection of rules and regulations for building and modifying structures, refer to the Fox Run Declaration of Protective Covenants and Agreements in the Fox Run Association Disclosure Booklet or on the website located at foxrunsubdivision.com.

1. All construction shall be approved by the Architectural Committee through the use of the **Application for Architectural Approval** form.
2. Clear-cutting a lot or building a new dwelling, property owner must attach a \$1,500 non-refundable "Road Impact" fee payable to the Fox Run Homeowners Association, Inc.
3. All lots shall be limited to residential use.
4. All dwellings must have a minimum enclosed living area of 1,200 square feet exclusive of open porches, attached garages, patios, carports or basements.
5. All building materials used in the construction of any structure shall be new materials, or board approved reclaimed materials.
6. All dwellings must have solid wall foundations.
7. All structures shall be completed on the exterior withing six months from the date of construction.
8. No **structure** of a temporary nature (trailers, basements, tents, shacks, garages, barns or other out buildings) shall be occupied or stored on any residential lot temporarily or permanently.
9. The location of any dwelling upon the lot and location of the septic tank and subsurface drain field must be approved by the Health Department of Mecklenburg County, Virginia.
10. No sign or other advertising device shall be displayed to the public view on any vacant lot. Builders/Homeowners may utilize one sign to advertise homes for sale.
11. No mobile home shall be permitted within the subdivision except, however, that the owner of any original lot may locate thereon a "double wide" structure not less than 24 feet by 50 feet, provided said unit shall be equipped with a conventional "A" roof with an overhang of a minimum of 8" on all sides and in addition thereto, said structure meets the requirements of Article VIII, Section 2 in the Declaration of Protective Covenants and Agreements.
12. All fuel tanks shall be underground or adequately concealed.
13. All structures intended for occupancy must be equipped with inside plumbing facilities and all sanitary plumbing; septic tanks and waste disposal facilities must conform with the requirements of and be approved by the Health Department of Mecklenburg County, Virginia.
14. Lot owners must obtain a building permit from the office of the Mecklenburg County Building Inspector, Boydton, Virginia before construction is commenced.
15. Easements are reserved for the Association and the purpose of conveying to public utility companies the necessary easements for utilities along and withing 10 feet of the front line (street line), rear line (water front) and within five feet of the side lines of all original lots for the construction and perpetual maintenance of conduits, poles, wires or fixtures for electricity, telephone and other public or quaisi public utilities and drainage together with the right to trim any tress which may at any time interfere or threaten to interfere with the construction and maintenance of such utilities.
16. No outside toilet or privy shall be permitted on any lot. Except where the County requires a "Port-A-Potty" during construction with a permit issued.