

## **Exhibit J**

### **ARB Guidelines Checklist**

In preparation for the submission of Architectural and Planting and Irrigation Plans, the following checklists must accompany each set of plans submitted for review.

#### **Site Plan and Planting & Irrigation Plan Important Notifications:**

1. Tree Removal: The removal of any tree not identified on the site plan or authorized in writing by the ARB following the pre-construction site inspection will be considered as a violation of the ARB Guidelines. When such tree is removed, the Owner will be fined \$75.00 (Seventy-Five Dollars) per caliper inch. Payment shall be made to the National Property Owners Association, Inc. (the master governing association of the ARB)." The same fine applies for tree removal on the property of an existing dwelling without written approval of the ARB.
2. Matching Plans: The Planting and Irrigation (P&I) Plan must match the approved site plan and include the following data. All P&I Plans accepted by the ARB will be given the decision of APPROVED (subject to limiting conditions). Modifications to the design may be required after the installation of the plantings is completed and the final inspection conducted. Compliance Deposits will not be refunded until all modifications required have been completed.

<b>1. Site Plans Check List</b>	
<input type="checkbox"/>	Scale: 1"= 20' (minimum)
<input type="checkbox"/>	Boundary survey - (sealed and dated by a Professional Land Surveyor)
<input type="checkbox"/>	Existing topography (1' contour interval, datum, onsite benchmark, and dashed lines for existing contours)
<input type="checkbox"/>	Tree locations: (all trees 4" or larger caliper at breast height, note species and caliper size, and assign each tree an individual consecutive number on plan)
<input type="checkbox"/>	A letter from the U.S. Fish & Wildlife Services for protection of the Red-cockaded Woodpecker must be obtained & a copy provided to the ARB prior to clearing any lot.
<input type="checkbox"/>	Tree locations: (all trees 4" or larger caliper at breast height, note species and caliper size, and assign each tree an individual consecutive number on plan)
<input type="checkbox"/>	Utilities: electric, water, and sewer
<input type="checkbox"/>	Tree locations: (all trees 4" or larger caliper at breast height, note species and caliper size, and assign each tree an individual consecutive number on plan)
<input type="checkbox"/>	Adjacent building corners (within 20' of any boundary line)
<input type="checkbox"/>	Easements & Rights of Way
<input type="checkbox"/>	Minimum building setbacks

### 1. Site Plans Check List (cont.)

<input type="checkbox"/>	Water bodies / streams
<input type="checkbox"/>	Wetlands (as per U.S. Army Corps of Engineers guidelines and delineated by a Licensed Soil Scientist)
<input type="checkbox"/>	Culverts (size, material, and invert information noted)
<input type="checkbox"/>	Downspout locations
<input type="checkbox"/>	Owners name, address, and phone number
<input type="checkbox"/>	Architect / Designer's name, address, and phone number
<input type="checkbox"/>	Builder's name, address, and phone number
<input type="checkbox"/>	North Arrow
<input type="checkbox"/>	Dwelling location (dimensioned perpendicular to boundary lines)
<input type="checkbox"/>	Driveway location(s) (maximum of 2 driveway connections per lot, max slope of 15%)
<input type="checkbox"/>	Roof line and overhang (use dashed line to depict on plan)
<input type="checkbox"/>	Patios/Decks/Steps
<input type="checkbox"/>	Utility line connections (water, sewer, power, cable, telephone) from street tap)
<input type="checkbox"/>	Liquid Propane (LP) tank and gas line locations
<input type="checkbox"/>	Mechanical equipment locations (HVAC, generators, etc)
<input type="checkbox"/>	Dock locations
<input type="checkbox"/>	Accessory structures (including geothermal loop systems and solar panels)
<input type="checkbox"/>	Grading plan (1' contour interval with solid lines for proposed grades & dashed lines for existing grades, 3:1 max slope)
<input type="checkbox"/>	Proposed spot elevations (at house corners and other necessary locations)
<input type="checkbox"/>	Proposed dwelling elevations (finished floor, top of foundation, and garage slab)
<input type="checkbox"/>	Impervious area calculations (dwelling, drives, walks & patios, & % impervious area of entire lot) *sites that exceeds 50% impervious will be required to retain the difference in storm water run-off volume for the entire lot based on a 2 year-24 hour storm event. Additional pools or other structures added within 3years of the C/O will be included in the percentage calculation (if required, provide calculations & details prepared be a Professional Engineer or Registered Landscape Architect)
<input type="checkbox"/>	Retention areas
<input type="checkbox"/>	Limits of Disturbance with total area disturbed
<input type="checkbox"/>	Silt Fence
<input type="checkbox"/>	Tree removal (depict on plan and provide a list of trees (with their numbers) that will be removed*.
<input type="checkbox"/>	Pools & Spas (including pumps, filters and like equipment)
<input type="checkbox"/>	Surface materials (drives, walks, patios, pools, etc.)

## 2. Planting and Irrigation Check List

<input type="checkbox"/>	Scale: 1"= 20' (minimum)
<input type="checkbox"/>	North arrow
<input type="checkbox"/>	Dwelling location (dimensioned perpendicular to boundary lines)
<input type="checkbox"/>	Boundary lines with bearings and distances
<input type="checkbox"/>	Driveway location(s) (maximum of 2 driveway connections per lot, max slope of 15%)
<input type="checkbox"/>	Roof line and overhang (use dashed line to depict on plan)
<input type="checkbox"/>	Patios/Decks/Steps o Utility lines (power, water, sewer, gas, telephone, cable)
<input type="checkbox"/>	Liquid Propane (LP) tank and gas line locations
<input type="checkbox"/>	Mechanical equipment locations (HVAC, generators, etc)
<input type="checkbox"/>	Dock locations
<input type="checkbox"/>	Accessory structures (including geothermal loop systems and solar panels)
<input type="checkbox"/>	Grading plan (1' contour interval with solid lines for proposed grades & dashed lines for existing grades, 3:1 max slope)
<input type="checkbox"/>	Proposed plant List (symbols, common names, botanical names (segregated by type with total quantities)
<input type="checkbox"/>	Proposed plant locations (use separate symbols for each type specified in plant list)
<input type="checkbox"/>	Irrigation layout
<input type="checkbox"/>	Irrigation water source (provide backflow prevention device for public water connection)
<input type="checkbox"/>	Irrigation time clock location
<input type="checkbox"/>	Exterior lighting details
<input type="checkbox"/>	Rain sensors
<input type="checkbox"/>	Well location (if applicable)
<input type="checkbox"/>	Docks