



## **HIGH LONESOME RANCH ESTATES**

[www.hlrpoa.com](http://www.hlrpoa.com); email: <mailto:admin@hlrpoa.com>

### **ARCHITECTURAL REVIEW GUIDELINES**

updated/approved March 20, 2021

PRIOR TO CONSTRUCTION OR PLACEMENT OF ANY IMPROVEMENTS UPON YOUR LAND, PLEASE PROVIDE THE FOLLOWING THREE DOCUMENTS:

#### **I. CONSTRUCTION PLAN:**

a. DRAWING (ELEVATION) OF ANY STRUCTURES (SUCH AS: HOUSE, GARAGE, CARPORT, BARN, TACKROOM, GUESTHOUSE, OUTBUILDINGS):

- STYLE, SIZE, HEIGHT
- BUILDING MATERIALS AND COLORS (EARTHTONES)
- PATIOS AND/OR PORCHES (INCLUDE MATERIALS AND COLORS)
- ROOF DESIGN, MATERIALS AND COLORS
- FOUNDATION MATERIALS AND COLORS
- WATER FEATURES (SUCH AS POOL, SPA, ETC.)

b. SKETCH ANY FENCES, WALLS, CORRALS (SHOW MATERIALS & COLORS)

c. LOCATION OF MECHANICAL AND ELECTRICAL EQUIPMENT (with size and height of solar and wind generators) AND METHOD OF SCREENING. “Preferred location” is defined in the Architectural Review Guidelines as “avoid hills, rises, and ridgelines as much as possible to limit visibility from common areas and adjoining lots, utilize below grade locations when possible, and screen with native vegetation.”

d. LOCATION OF SERVICE YARDS AND/OR STORAGE AREAS AND METHOD OF SCREENING

e. SKETCH OF ENTRY GATE (INCLUDE MATERIAL, SIZE, AND COLOR)

II. SITEPLAN: ENLARGE COPY OF PLAT MAP OR TOPOGRAPHIC MAP WITH LOT LAYOUT; SHOW LOCATION WITHIN YOUR LOT OF ALL IMPROVEMENTS, SUCH AS:

- a. BUILDING PADS (AREAS WHERE STRUCTURES LOCATED)
- b. ROADWAYS
- c. FENCES, WALLS, CORRALS
- d. SEPTIC
- e. WELL SITE AND/OR WATER STORAGE AREAS
- f. ENTRY GATE
- g. SETBACKS: SHOW IN FEET (FROM ROADS, AT LEAST 100 FEET; BARNS, STABLES, etc. AT LEAST 100 FEET)
- h. ELECTRICAL PLAN (UNDERGROUND ON PROPERTY)



III. COMPLETED ARCHITECTURAL REVIEW REQUEST (ARR) FORM (download the form from the HLR website: [http://www.hlrpoa.com/Committees/Architectural Review.html](http://www.hlrpoa.com/Committees/Architectural%20Review.html) )

ANY REQUEST FOR EXCEPTIONS TO OUR CCR, ASSOCIATION RULES OR THESE PROCEDURES MUST BE EXPLAINED AND JUSTIFIED BY THE PROPERTY OWNER AS PART OF THIS ARR PROCESS.

PREPARE ONE (1) SIGNED COPY OF YOUR ARR, site plan and elevation drawing (s) AND SUBMIT TO: HLR POA, PO Box 215, Elfrida, AZ 85610 or email to [admin@hlrpoa.com](mailto:admin@hlrpoa.com)

If you have any questions you may contact: HIGH LONESOME RANCH Board of Directors at: [admin@hlrpoa.com](mailto:admin@hlrpoa.com) (revised March 2021)