

Long Cove Club

Architectural Review Board

Appendix A Application for Residential Construction

Submit to: Long Cove Club Architectural Review Board
399 Long Cove Drive
Hilton Head Island, SC 29928
Attention: ARB Assistant

THIS SUBMITTAL IS:

Conceptual _____
Preliminary _____
Final _____

Lot Number _____ Street Address _____

Application for: New Home Construction _____ Exterior Alteration _____

Date _____ Application Fee (Submitted with preliminary plans, See Appendix F) \$ _____ .00

Property Owner

Name _____

Street _____

City/State/Zip _____

Phone (h) _____ (c) _____

Email _____

Architect

Name _____

Street _____

City/State/Zip _____

Phone (h) _____ (c) _____

Email _____

Builder/Contractor

Name _____

Street _____

City/State/Zip _____

Phone (h) _____ (c) _____

Email _____

New Home

Heated Area of House _____ (Sq. Ft.)

Unheated, Covered Area of House _____ (Sq. Ft.)

Deck, Terrace Area _____ (Sq. Ft.)

TOTAL AREA _____ (Sq. Ft.)

Pool Area _____ (Sq. Feet) N/A _____

First Floor Elevation above Mean Sea Level _____

Maximum Roof Height Above Mean Sea Level _____

Impervious Ratio _____%

1st floor % of build envelope _____%

2nd floor % of 1st floor _____%

Exception or Variance Requested? Yes ___ No ___
If yes, describe in "comments" on a separate sheet

Addition to Existing Home

Heated Area of Addition _____ (Sq. Ft.)

Unheated, Covered Area of Addition _____ (Sq. Ft.)

Deck, Terrace Area of Addition _____ (Sq. Ft.)

TOTAL AREA of Addition _____ (Sq. Ft.)

Exception or Variance Requested? Yes ___ No ___
If yes, describe in "comments" on a separate sheet

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Appendix A – Application Checklist

Conc. Prelim. Final

SITE PLAN (Scale to be 1/8" = 1'0")

- | | | | |
|--------------------------|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Topographical one foot contours and lot corner and center spot elevations of the original grade surveyed by a licensed South Carolina land surveyor, with seal shown on survey. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Location and type of trees over 6" in diameter measured four (4) feet above existing grade, marking those to be removed with an "X". |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Property lines, concrete monuments and building setback lines identified. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Major features on adjacent properties within 25 feet of the property line, including road paths, marshes, lagoons, swales, culverts, golf course, Coastal Council lines, vertical construction of buildings, decks, patios, pools, driveways etc. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | All proposed horizontal construction, including driveways, parking areas, paths, walkways, pools patios, etc. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Outside face of all vertical construction, including but not limited to the building, porches, decks, service yards, fences, dimensioned perpendicular to the property at the closest point. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Roof plan, accurately showing the extent of the overhang from the outside face of the center walls of the building, including roofs for covered decks, screened pools, etc. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Location of service courts, mechanical equipment, pool equipment, and rubbish. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Finished floor elevation, garage finished floor elevation, terraces, patios, pool and deck elevations above mean sea level. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Location and description of any proposed waterfalls or fountains. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Location and size of pool backwash area. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Location and size of any propane gas tanks. |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | Grading and drainage plan, indicating all planned changes from the existing grade with 1'0" contours lines, spot elevations, tree protection, culverts and swales with flow direction. |

The above must be prepared by the Property Owner and confirmed by the ARB Project Manager. Mark any items that do not apply with N/A.

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Appendix A – Application Checklist

Prelim. Final

ARCHITECTURAL PLANS

- _____ _____ Computation of heated floor space and covered areas (excluding attics) for each floor, including total heated floor space and covered area
- _____ _____ Elevation drawings (All sides ¼" = 1'0")
- _____ _____ Indication of external building materials from finished grade to roof
- _____ _____ Indication of existing and finished grades on all elevations
- _____ _____ Fully dimensioned floor plan, including decks, terraces, porches and patios
- _____ _____ Typical construction details:
- _____ wall sections
 - _____ corner detail
 - _____ privacy fence/wall detail
 - _____ service court fence/wall detail
 - _____ chimney cap detail
 - _____ entry step and handrail detail
 - _____ all other details necessary to explain the materials and finishes to be used on the exterior of the building
 - _____ details keyed to elevations

ELECTRICAL PLAN

- _____ _____ Electrical plan showing all exterior fixture locations and wattage for electric meter disconnect
- _____ _____ Electrical fixture cut sheets with bulb and wattage

EXTERIOR COLOR AND MATERIALS

- _____ _____ All exterior materials and colors noted on the application (including colors for siding, bandboards, fascia, trim, accent, chimney, roof, columns, railings, supports, deck walks, driveways, fountains, pools, planters). Samples for all colors are required and must be submitted on actual samples of materials proposed for use. For archives, submit and 8½" x 11" color board. All color details to be noted. No exterior elements of the house are to be painted white
- _____ _____ Colors chosen have not been used on adjacent homes

SITE INSPECTION

- _____ _____ String Property Line, String House Footprint, String 10-foot Vegetation Buffer and OCRM Buffer. String pool and deck/terrace footprint
- _____ _____ Site surveyed and stakes and strings placed to indicate the location of the proposed vertical and horizontal construction. All concrete corner monuments visible
- _____ _____ All trees proposed for removal are flagged in RED
- _____ _____ Appropriate protective fencing in place where ARB has identified sensitive areas

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Appendix A-Application for Residential Construction

<u>Item</u>	<u>Material</u>	<u>Color</u>	<u>LRV</u>	<u>Description/Manufacturer</u>
Siding (Wood)*	_____	_____	_____	_____
Siding (Masonry)*	_____	_____	_____	_____
Accent	_____	_____	_____	_____
Fascia*	_____	_____	_____	_____
Trim*	_____	_____	_____	_____
Service Yard*	_____	_____	_____	_____
Columns	_____	_____	_____	_____
Handrails, Pickets	_____	_____	_____	_____
Shutters	_____	_____	_____	_____
Roofing*	_____	_____	_____	_____
Front Door	_____	_____	_____	_____
Exterior Doors	_____	_____	_____	_____
Garage Door	_____	_____	_____	_____
Window	_____	_____	_____	_____
Window Trim	_____	_____	_____	_____
Chimney (Masonry)	_____	_____	_____	_____
Paving, Driveway	_____	_____	_____	_____
Paving, Walkway	_____	_____	_____	_____
Other-Specify	_____	_____	_____	_____

Pool: Size: _____ Type _____ Enclosure _____

* These materials must be submitted with color samples on the actual materials of construction, (Minimum 6" x 6" panels) Smaller samples may be submitted for other materials and colors. For Archives submit an 8.5" x 11" color board.

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ARB-Appendix A continued

LANDSCAPE PLAN (Scale to be 1/8" = 1'0") This plan is due with the submission of Conceptual Plans, if available, or as early as possible as part of the ARB review process, even is the landscape plan itself is conceptual or preliminary)

- _____ Landscape plan is to be submitted on a copy or overlay of the site plan and shall include grading and drainage.
- _____ Location, bounds and sizes of all plant materials when planted, mulches, planting beds, non-living ground covers, other miscellaneous landscape materials (edging to be delineated) and irrigation.
- _____ All plant materials including trees, shrubs, and ground covers, graphically depicted on the plan in a scale representative of a mature plant and labeled with their common names and size a maturity (height and spread).
- _____ A separate plant list associating the plant symbol with the specified plant, size at the time of installation, and at maturity, in height, spread root environment (container, caliper, potting cutting, etc.), botanical and common name, quantity used.
- _____ The submission must include an overlay of proposed plant materials on key elevations of the house. The overlay does not have to be extensive – simply sketching the proposed plant materials at installation size and a dotted outline at maturity on the elevation is usually adequate.
- _____ All protective fencing shown.
- _____ Indicate all exterior lighting and wattage and cut sheet of fixture.

ESTIMATED TIME TO COMPLETION: Date: _____ -OR- _____ months from start

Failure to adhere to any requirement of this Appendix A shall be subject to any sanction, penalty or fine provided by the Covenants of the Long Cove Club, and/or these DG&P.

CERTIFICATION

I certify that I/we have read the current Long Cove Club Architectural Design Guidelines and Procedures, that I/we have complied with all applicable parts of these guidelines, and that the information presented above is true to the best of my/our knowledge.

Property Owner's Signature _____ Date _____

Architect's Signature _____ Date _____

Builder/Contractor's Signature (if applicable) _____ Date _____

Note: This application is valid for a period of six (6) months only. Paid application fees on expired applications are not refundable; paid compliance deposits on expired applications, less any costs incurred by LCC, are refundable, and the application will be voided.