

Proposed Architectural Guideline Revisions

Phase 1

Duplications, Misplacement and Format

The following comments address substantive duplications, format, and misplaced information contained within the WRA Architectural Guidelines, Amended: August 17, 1994.

Please see the attached “track changes” copy for colored highlights of the following:

1.0 DEFINITIONS

1.5.1 *This paragraph, as written, is not a “definition” and does not belong in Section 1. Suggest relocating this text to 8.12.2 below; and replacing it with the generic definition as shown in “track changes”.*

1.7.2 *Delete the 2nd sentence. It is not a definition and clarifies nothing.*

2.0 PURPOSE

(No comments at this time.) Maybe later as Part 2 is developed.

3.0 ARCHITECTURAL REVIEW COMMITTEE

This section merely duplicates information already covered by the Restrictive Covenants and WRA Bylaws. Most of the text in this section should be deleted for that reason.

3.1 *Revise text with a brief description as shown in blue “track changes”.*

3.2 (Delete) *This is covered by the revision of 3.1.*

3.3 (Delete) *This is covered by the revision of 3.1.*

3.4 *Renumber original text to 5.3; see below and “track changes”.*

4.0 IMPROVEMENTS

(No comments at this time.) Maybe later as Part 2 is developed.

5.0 ARC RESPONSIBILITY

5.3 *Add text from 3.4 as shown in blue “track changes”.*

6.0 APPROVAL PROCEDURE

6.3.1 *Use “bullets” on the existing 5 items as shown in blue “track changes”.*

7.0 APPEAL PROCEDURE

(No comments at this time.) Maybe later as Part 2 is developed.

8.0 LOT RESTRICTIONS

This section also duplicates a lot of information already covered in the Restrictive Covenants. Much of the text should be replaced with simple references to the Covenants.

- 8.1.2 (Replace) *Refer to Restrictive Covenant #2. See “track changes”.*
- 8.1.3 (Replace) *Refer to Restrictive Covenant #8.* “
- 8.1.4 (Replace) *Refer to Restrictive Covenant #8.* “
- 8.3.1 (Replace) *Refer to Restrictive Covenant #1.* “
- 8.5.1 (Replace) *Refer to Restrictive Covenant #10.* “
- 8.5.2 (Delete) *This is covered by 8.5.1 / RC #10.* “
- 8.5.3 (Delete) *This is covered by 8.5.1 / RC #10.* “
- 8.5.4 (Delete) *This is covered by 8.5.1 / RC #10.* “
- 8.7.1 (Replace) *Refer to Restrictive Covenant #6 and #10. Move original text for Walls to 8.7.2.* “
- 8.7.2 *Renumber as 8.7.3* “
- 8.7.3 *Change original text to a Bullet under 8.7.1* “
- 8.7.4 *Change original text to a Bullet under 8.7.1* “
- 8.7.5 *Change original text to a Bullet under 8.7.1* “
- 8.12 *Add the words “and landscaping” to this Title.* “
- 8.12.2 *Add the text relocated from 1.5.1 above.* “
- 8.14.2 (Replace) *Refer to Restrictive Covenant #7.* “
- 8.15.1 (Replace) *Refer to Restrictive Covenant #2.* “
- 8.16.1 (Replace) *Refer to Restrictive Covenant #3.* “
- 8.19.1 (Delete) *This text does not address “Variances”. Changes are covered in Section 9.0.* “
- 8.19.2 *Renumber as 8.19.1* “
- 8.19.3 *Renumber as 8.19.2* “

9.0 CHANGES TO ARCHITECTURAL GUIDELINES

(No comments at this time.) Maybe later as Part 2 is developed.

END OF COMMENTS

By: Richard Smith
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