

Rancho San Joaquin

To: Rancho San Joaquin Homeowners

From: Rancho San Joaquin HOA Architectural Committee

Date: August 18, 2021

Subject: Abbreviated CC&R Rules and Regulations

Before you begin any renovations to your home, to preserve the theme and quality of our HOA community, any changes, additions, or structural modifications to either the exterior or interior must be approved by the HOA Architectural Committee and Board of Directors.

An **Architectural Property Improvement Application** must be submitted to our property management company along with detailed scale drawings and manufacturer product specifications (where applicable) for review and recommendation by the Architectural Committee.

City of Irvine building permits are required: Once you receive approval from our property management company on your architectural application, where structural, electrical, and plumbing changes are being proposed, you must submit a city of Irvine building permit to the Board for these changes before you begin your renovation project.

Homeowner's Responsibilities

The homeowner is responsible for maintenance & repairs of interior walls; windows; fireplaces; exterior doors; plumbing; water heaters; heating and air conditioning units; electrical wiring and outlets; modified decks, balconies, trellises, patios, entry walkways, entry stairways and garage driveways; retractable blinds; and skylights.

HOA Responsibilities

The HOA is responsible for maintenance of exterior walls; carports; original (unmodified) garage driveways, wooden decks, and balconies; perimeter fences and walls; rain gutters and downspouts; common area landscape; and private streets.

Any modification made by the present owner or previous owners to any of the above list of items becomes the responsibility of the homeowner.

Also, permanent attachment of any item to the exterior walls, balcony railings, roofs, or chimneys is prohibited.

Please be assured that the Architectural Committee is here to assist homeowners in ensuring both your property value and our HOA standards and community design are maintained.

HOA Architectural Application

Our application is available online on RanchosanjoaquinHOA.com under *ARC/Home Improvement Application*

Questions?

Contact FirstService Residential's Community Design and Review team
DesignReview.ca@fsresidential.com

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