

PROCEDURE FOR OBTAINING APPROVAL TO SEEK A PERMIT TO BUILD

Sweetwater Park Homeowners Association, Inc.

All Correspondence to be sent to:

Planning Committee, SWPHOA

640 West Gentile

Layton, UT 84041-4619

801-544-4133 (H)

801-499-3391 (M)

steveandjanhamblin@msn.com (H)

shamblin@clintoncity.com (W)

The following checklist outlines the procedure that is to be followed and the steps that must be completed to obtain approval to seek a permit to build on any lot of any sub-division that is part of Sweetwater Park Homeowners Association, Inc. These steps are in accordance with the By-laws and Restrictive Covenants pertaining to Sweetwater Park Homeowners. The procedure stipulates that certain information must be furnished to the homeowners association, and certain pre-construction tasks must be completed before approval will be given to seek a permit to begin any excavation or construction.

___ Forward the following information to the Planning Committee of Sweetwater Park Homeowners Association at least four weeks in advance of your desired start date, along with a formal letter identifying the Lot & Subdivision where building construction is to occur and requesting approval to obtain a building permit from Rich County:

___ Obtain a clearance for septic system installation from Bear River District Health Dept. 655 East 1300 North, Logan, UT. 84321

___ A 11" x 17" or letter size set of plans for the dwelling and associated building(s) to be built (including proposed roof pitch).

___ A Lot sketch showing the location of the dwelling and associated buildings, septic system, driveway, and off road parking locations relative to the lot lines and offsets.

___ A copy of a current (within the last 4 years) lot survey and a certified statement by lot owner that all lot corner pegs have been located (four or more depending on lot shape).

___ Description of exterior color scheme to be used, type of siding/veneer, and type of roofing.

___ Name and contact information of the Builder.

___ Statement from lot owner(s) that the Bear Lake Water Company has been contacted as to the owners' intent to connect to the water system (Water Company Phone 435-946-2919 ~ leave a message). The meter, stop waste valve, meter box, and hookup to the main line are furnished by the Bear Lake

Water Company as part of the hookup fee, currently \$3,000.00. Lot owner is responsible for the connection from the meter to their dwelling.

___ Method to be used by contractor and sub-contractors to avoid damage to the Sweetwater roads during construction.

___ Payment of any delinquent HOA dues and/or BLWC assessments.

___ Check to Sweetwater Park Homeowners Association in the amount of \$1050.00 (\$50.00 for plan approval and a \$1000.00 for HOA costs associated with the construction and the cleanup and road repair/maintenance immediately following construction).

___ Once your plans are approved, a letter of approval to seek a building permit and start construction will be issued along with a signed authorized form to submit to the Bear Lake Water Company requesting water service connection.

___ Take the construction authorization letter to Rich County Building Inspector, and obtain a Building Permit. (Please send a copy of the building permit to Sweetwater Park HOA at the address above.)

___ Arrange for an on-site dumpster for construction debris and materials as required by Rich County.

A building permit can be obtained and construction can start as soon as the Approval to Seek a Permit to Build letter is received, signed by the property owner and general contractor signifying agreement to comply, and a copy returned to the HOA.

REMEMBER,

1- Burning of construction material/debris is forbidden as are all outside fires. All such materials must be placed in the on-site dumpster and the site kept free of litter. Dumpsters provided by Rich County for household refuse are not to be used for disposal of Construction materials/debris.

2- Outside construction must be finished within 16 months of the time construction begins.

3- Roads are closed from November 15th until April 1st to all heavy equipment (vehicles' larger than a pickup truck).

4- Snow plowing is ONLY allowed if you are a participant in the snow plowing cooperative and under the direction and permission of the Sweetwater Home Owners President, Vice President or assigned director. Note that the Bear Lake Water Company may restrict or prohibit snowplowing of certain roads to prevent line freeze-up.