

Request for Architectural Review Committee Approval to Modify Property	in
Villag	gе

General	Please complete (print) all items and checklist, read all conditions, sign, & submit to Village Association (which will forward to Olympia). Homeowners must place a check next to items they have provided, below and submit with the ARC Form. The ARC generally meets every other Thursday at 3:00 PM (check bulletin for schedule). All completed applications including all enclosures like insurance certificates, plans, removal agreement, and deposit funds must be submitted by 3:00 PM, 2 business days before the ARC Meeting. This lead time helps in accurate application processing.						
Applicant	Applicant Name(s):						
All Projects	□ ARC Form □ Certificate of Insurance and Liability of Vendor □ \$25.00 Application processing fee, payable to GRS Community Management in the form of money order or cashier's check. □ Complete set of plans and specifications prepared by an architect, landscaper, engineer, painter, or other qualified professional, showing the Change's nature, kind, shape, height, materials, color scheme, and other relevant details.						
Common Projects Checklists	 □ DRIVEWAY / PATIO EXTENSIONS □ Lot Survey with Project Drawing □ New Pavers must match existing pavers □ May not remove or relocate swale tree □ Driveway extensions must not exceed 12' □ Driveway extensions must be within building line □ FENCE □ Lot Survey with Project Drawing. □ Fence description (material, color, height) (Must be Olympia approved fence style and color). □ Gate locations: □ Side gates must be installed. □ Rear gate must be installed unless rear fence abuts & adj. to another rear fence. □ Notarized Olympia Removal Agreement (all owners on deed must sign). □ ROOF REPAIR OR REPLACEMENTS □ \$500 Check (Deposit). □ ENERGY COLLECTION DEVICES (SOLAR, ETC.), ELECTRIC VEHICLE CHARGING, NATURAL GAS EQUIP. □ \$500 Check (Deposit). 	 PAINT □ ARC Form Color scheme must be followed. Each part of the house must be painted with the color assigned to that specific part. ⇒ No swapping. For newer color options (300's), body color #2 to be used only if applicable. ⇒ Body colors #1 and #2 cannot be swapped to paint the entire body of the house. □ Must submit color photos of: □ house to be painted. □ adjacent houses. □ house(s) directly across street. □ SCREEN ENCLOSURES, POOLS / SPAS □ Lot Survey with Project Drawing. □ \$500 Check (Deposit). □ MAJOR LANDSCAPING □ \$500 Check (Deposit). □ GARAGE DOORS / FRONT DOORS / SHUTTERS FAUX-WOOD PAINT □ Sample color chip/photo of proposed grain finish. □ \$500 Check (Deposit). 					



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The above is a summary of required items for · ARC may require extra information to consider your information purposes only. Consult your Villages' request. and Olympia's ARC Guidelines for information Homeowner should check with the Village of required before submitting. Wellington to see if a permit is required. Olympia's Reminders Complete applications must be submitted first to approval does not imply VoW will approve. your Village; which, if approved, will forward to Homeowner is responsible for all required changes Olympia for final decision. arising from misleading or inaccurate information No project or work may begin before the Village's and submitted or information omitted, including being Olympia's written approval. Submission of the required to restore the Property to the previous state required documents does not guarantee the project (before the project began). will be approved. 1. I have no unsatisfied monetary (incl. assessments, fines, late fees, interest, collection costs, or atty. fees) or nonmonetary (uncured violations) obligations owed to Olympia or my Village (unless this Request is for curing such violations). 2. Attached is a completed Checklist of Important Documents and Notes for Common Projects. 3. I consulted my Village and Olympia architectural review guidelines about restrictions, conditions, and procedures, **Conditions Precedent and Agreements by Applicant** and understand to be complete, this Request must be completed, signed, include the Survey and Plans, and be accompanied by the Damage Deposit (if applicable). This Request violates neither the Village nor Olympia architectural review guidelines. 4. I, with my heirs, assigns, successors, and successors in title, as it relates to the Change or any claims, causes of action, expenses (incl. attorney's fees) ("Claims") made in connection with, because of, or arising from any part of the Change, incl. when the Change or part of it has been approved, (a) assume sole responsibility for (i) repair, maintenance, and replacement of any Change, and (ii) damage to or interference with Village or Olympia Common Areas, including roads, sidewalks, landscaping, & underground facilities, other Lots, and (iii) the Property, and (b) will indemnify, defend, and hold harmless the Village, Olympia, and their respective managers, management companies, officers, directors, committee members, and agents from and against any such Claims. 5. Any approval constitutes (1) neither the Village's or Olympia's waiver of their rights under the Village and Olympia Declarations, any easements or other interest in the Village or Olympia Common Areas, nor (2) any warranty or representation by the Village or Olympia about the Change's structural integrity, suitability for intended purpose, building code conformance, or building official's approval. 6. Review or approval may take 30 days or longer depending on committee/board meeting schedules and investigations the Village or Olympia may undertake (but neither association must do so). Approval, if granted, is intended solely to maintain harmonious visual aesthetics with acceptable improvements within the Village & Olympia. No work may begin until Olympia returns this Request signed and approved, and any required Wellington permits have been issued, and I will instruct my contractors accordingly. 7. I will notify my Village property manager & Olympia (Clubhouse@OlympiaPB.org) in writing upon completion of the Changes. I have read the above Checklists, Reminders, and Conditions Precedent and Agreements, and certify all information contained on and submitted with this Request is accurate and agreed to, and all the proper items have been submitted: Owner **Applicant Signature:**

(all Property Owners):



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MASTER ASSOCIATION (If Damage Deposit required per Checklist or ARC): If there is any damage to Olympia in connection with this Request incl. attorney's fees, Olympia, in its sole discretion, will apply any Damage Deposit to damages and (1) refund any excess or (2) individually assess the Applicant and related Dwelling Lot for damages/restoration over the Damage Deposit. **Deposit** Check No.: _____ Amount: \$500.00 or \$_____ Received (date): ______. (by): ______ Received: _Approved. I have verified all appropriate items have been submitted per the above checklist. Below are listed any conditions or restrictions. ___Disapproved. The application is denied in full. The specific rule(s)/covenant(s) replied upon for denial is(are) listed below. Partially Approved. The specific part(s) of the application approved and part(s) denied is(are) listed below together with the specific rule/covenant relied upon for denial(s). Village ARC Village Name: ______ Signature: _____ Received: Approved. I have verified all appropriate items have been submitted per the above checklist. Below are listed any conditions or restrictions. _Disapproved. The application is denied in full. The specific rule(s)/covenant(s) replied upon for denial is(are) listed below. Partially Approved. The specific part(s) of the application approved and part(s) denied Olympia ARC is(are) listed below together with the specific rule/covenant relied upon for denial(s).

Olympia Signature: _____

Date:____



Prepared by and return to: Wyant-Cortez & Cortez, Chartered 840 US Highway One Suite 345 North Palm Beach, FL 33408-3834 (561)627.0009

OLYMPIA REMOVAL AGREEMENT

	WHEREAS			("Owner(s)") desire(s) to		
coı	nstruct or install a				") on part of an		
eas	sement or easements prov	riding for drainage, acces	ss, conservation, or other	purpose ("Easement") in f	avor of Olympia		
Ma	aster Association, Inc. ("C	Olympia"), on land owned	d by Owner(s) described a	as Lot: Block:	Plat Name:		
				, Public Records of Palr			
Flo	orida ("Dwelling Lot"), a	nd the Improvement is in	ntended to benefit the Ov	wner(s) and Dwelling Lot b	y increasing the		
its	use, enjoyment, function	on, and/or aesthetics, N	NOW THEREFORE, in	consideration of Olympia	a approving the		
Im	provement, if otherwise a	approved, Owner(s) agree	e(s) and covenant(s):				
1.	The above recital is true	e and incorporated here a	as if fully restated.				
2.	To remove the Improv Village Association (co days' notice by any Eas	To remove the Improvement, at no expense to any easement holder, any easement beneficiary, Olympia, or any Village Association (collectively, "Easement Beneficiary(ies)") nor to any adjoining Dwelling Lot Owner within 30 ays' notice by any Easement Beneficiary's notice to Owner(s) that the Improvement is not or no longer is consistent with the Easement's use as determined in the Easement Beneficiary's sole discretion.					
3.	covenant running with t	emoval Agreement must be recorded in the Public Records of Palm Beach County, Florida, and is a nning with the land and is binding on the heirs, personal representatives, grantees, assigns, successors in subsequent mortgagees and lien holders of Owner(s) and the Property.					
4.	That, with respect to the placement of the Improvement in the Easement, in the event Olympia or other Easemen Beneficiary is challenged or a claim for damages is made, Owner(s) shall protect, defend, reimburse, indemnify, and hold Olympia and other Easement Beneficiaries, their agents, managers, community association managemen companies, employees, directors, officers, committee-persons elected officers harmless from and against all claims liability, expense, loss, cost, damages or causes of action of every kind or character, including attorney's fees and costs, whether at trial or appellate levels or otherwise from said challenge.						
5.	or breach of the <i>Declara</i> P. 1085, Pub. Rec. of P	ils to remove the Improvement, Olympia may enforce this Removal Agreement like a violation <i>claration of Covenants, Restrictions and Easements for Olympia</i> , recorded in Off. Rec. Bk. 14541, of Palm Beach County, Fla., as amended from time to time, including such provisions for entry Lot, Fines, Individual Assessments, attorney's fees and costs, and equitable relief.					
0	wner Signature		Owner Signature		-		
	owner Printed Name tte of Florida, County of I	Palm Beach):	Owner Printed N	ame	_		
Th	e foregoing Olympia Rem	noval Agreement was ack	knowledged before me thi	is day of	, 202,		
				online notarization or			
ÇE	AL:						
SE	AL.		•	, State of Florida			