



FALLING WATERS HOMEOWNERS' ASSOCIATION, INC.

POOL APPLICATION FORM

Owner(s) Name(s): _____

Lot #: _____

Site Address: _____

Date: _____

Email: _____

Phone: _____

This form is to be used for approval of any in-ground pool and associated pool covers, fencing, landscaping/hardscaping, etc. to a home in Falling Waters.

Covenants and Restrictions can be found at www.fallingwatershoa.com.

Every effort will be made to review your completed and submitted Pool Application Form as quickly as possible. Please allow up to 30 days for completion of this review once all documents are submitted.

Construction may not begin until the Homeowner receives written approval from the Architectural Control Committee (ACC) and the Board.

All work shall comply with Porter County's Building Department requirements.

Complete this form in its entirety and submit it to: ACCFallingWaters@yahoo.com along with a complete detailed Pool Plan including all items specified on page 2 of this application.

Your documents must be submitted with the application fee of **\$500.00 for the process to begin.** You may pay through the management company's residential portal or send a check or money order made payable to Falling Waters HOA to the management company.

Once approval is received from the Association, the pool construction must be completed within one (1) year of the approval date, unless a written extension is received from the ACC and Board.

Request:	Fees:
Swimming Pool	\$500.00

Pool approval shall be contingent on the requirements herein as well as the Architectural Control Committee's and Board's determination that the improvement plans meet or exceed the architectural and aesthetic appearance of the development.

Note: Construction: operating or permitting the operation of any tool or equipment used in construction, drilling or demolition between the hours of 7:00p.m. and 7:00a.m. in such a manner that will disturb or annoy any reasonable person nearby. Between the period of May 1 and September 30, the time allowed to engage in construction shall be extended to include 30 minutes after sunset as such is determined by the U.S. Department of Commerce-National Oceanic & Atmospheric Administration

Pool Application Checklist of Required Information:

- A rendering of the project and layout on a plat with details and dimensions clearly defined.
- Proposed elevation of the pool and perimeter apron.
- Distances from the property lot line to the pool and any easement or setback encroachment(s).
- Elevations around the perimeter and slopes of the yard.
- Determination if retaining wall(s) is required. All retaining walls to be installed will require architectural drawings of the installation along with specifications of the materials to be used.
- Retaining walls over 3' in height will need a cross-section detail and engineer stamp of approval.
- Are any overland drainage swales being impacted with the pool addition? There should be no path blockages from neighboring properties.
- Fences are allowed surrounding the pool apron ONLY. Fence information must also be submitted with this application.
- Pools may only be located in the rear yard.
- Pools must be screened from visual observation along any interior street within the subdivision. The screening should be an evergreen hedge, shrubbery, etc. which is subject to written approval by the Architectural Control Committee and the Board. A proposed landscaping plan should be submitted to identify the screen proposed, which is recommended to be foliage no less than 4' in height upon initial planting and providing at minimum 50% coverage.
- A Porter County Building permit will be required prior to construction beginning this project.
- Removal of trees with a trunk diameter of 6" or larger, measured 4' above the ground, without prior written consent from the ACC. No consent for tree removal will be given without a Site Plan to refer to the pool's footprint.
- Prior to beginning excavation and fill removal, please consult the Conservancy District for any necessary approval: karengiesler@fallingwaterscd.com

POOL APPLICATION FORM

FALLING WATERS HOA

ARCHITECTURAL REVIEW

Will the pool cover be soft or hard?

____ Soft ____ Hard

Will the pool be seen from the street?

____ Yes ____ No

Describe plans for ingress/egress of construction equipment:

List all Contractors who will be performing work for this project:

Each contractor must submit a Certificate of Insurance that specifically names “Falling Waters, 102 Levanno Dr. Crown Point, IN 46307 AS ALSO INSURED”

Vendor signs may not be displayed on the property at any time.

Contractor Name: _____

Company Name: _____

Contractor Phone Number: _____

Contractor Email Address: _____

Contractor Name: _____

Company Name: _____

Contractor Phone Number: _____

Contractor Email Address: _____

Contractor Name: _____

Company Name: _____

Contractor Phone Number: _____

Contractor Email Address: _____

IMPORTANT NOTES:

Conservancy District Ordinance:

No. 2021-05 Should a homeowner or a contractor install downspout discharge pipes or sump pit discharge pipe or related infrastructure, which leads away from the property, said endpoints shall not be placed closer than twenty (20) feet from the edge of the roadway curbing.

I understand that all contractors must ensure that the roadway is cleaned of any debris (if not, the homeowner shall be liable for cleaning costs). For the safety of our homeowners, contractor traffic must be parked or arranged in a manner which allows the safe ingress/egress of pedestrian and vehicle traffic.

Application Agreement

By submitting this document, I understand that approval does not relieve me of the responsibility for obtaining all building permits, variances, and/or observing all local zoning ordinances. Absolutely no work shall commence until written approval is received. If approved, I agree to make the changes under the terms and conditions specified in the letter of approval. All improvements must be on my property or property lines and completed within one year of the approval date. If any portion of the Association's property is disturbed or damaged by either my contractor or myself then I agree to be responsible for and to restore those elements to the original condition.

Should the plan be significantly revised requiring a second FW HOA engineer review, an additional review fee may apply.

I agree to all the terms and conditions of this request and as outlined in the Falling Waters Covenants, Restrictions and Policies as they presently exist and may be amended in the future. I further understand that all the improvements to the construction must be made in compliance with the plans as submitted. I understand that deviations from the same for which I do not receive written approval are subject to removal at my expense:

Homeowner Signature/Date: _____

Homeowner Signature/Date: _____