



TIMBER LAKES PROPERTY OWNERS ASSOCIATION
218 TIMBER LAKES, HEBER CITY, UT 84032

-PLAN APPROVAL EXEMPT CONSTRUCTION-

Certain types of Construction and/or Structures of a minor nature are hereby exempt from the plan approval process. Due to their minimal size and lack of complexity these types of structures do not require a submittal for plan approval, but are still required to meet all CC&R and A.C.R. requirements. Refer to the Timber Lakes website www.TimberLakesUtah.com for all construction information and regulations.

The following is a partial list of 'Plan Approval Exempt Construction and/or Structures'. Other types may be exempt on a review basis:

- Sheds or Garages less than 100 gross square feet.
- Replacement of Existing Roofing
- Ground Level Open Air Decks under 200 gross square feet.
- Placement of Propane Tanks
- Replacement of Windows or Doors

Notification to the TLPOA is required prior to starting construction by signing and filing this form with the TLPOA office. Any construction commenced prior to notification shall be subject to fines and/ or liens placed against the property. All excavations will require an Excavation Permit.

A filing fee in the amount of \$20 is required with the submittal of this form.

As a condition of being exempt from plan approval for my construction and/or structure, I have read the CC&R's, By Laws and Architectural Control Regulations of Timber Lakes Estates and agree that I have and will continue to obey and comply with all regulations therein. Furthermore; I recognize that I cannot engage in short term rentals, conduct construction activities outside the established dates, or adapt, or change the exterior of my project without the expressed written authorization of the TLPOA, or I will be subject to fines and/or liens placed against my property.

PROJECT SIZE AND SCOPE _____

LOT OWNER _____

LOT NUMBER _____

OWNER SIGNATURE _____

DATE _____

Note: Any modifications to this Form must be coordinated through the Director of Plan Approvals, presented to the Board in a regularly scheduled BOD meeting and signed by at least five (5) Board Members to be valid.