

Kokomo Key Homeowners' Association, Inc.

c/o Lang Management Company, Inc.
21045 Commercial Trail
Boca Raton, FL 33486
(561)750-8800 * (561)750-4528-Fax * (561)7501477-Service

RE: KOKOMO KEY HOMEOWNERS' ASSOCIATION, INC.

Dear Homeowners:

For your convenience, the Architectural Review Committee (ARC) has enclosed new ARC forms and instructions for your use when making any exterior changes to your home in Kokomo Key.

The ARC is charged with the responsibility of reviewing plans for all exterior changes to the units in Kokomo Key.

If you have any questions, please do not hesitate to contact me at Lang Management:
(561) 750-8800.

Thank you.

Sincerely,

Diane A. Yuzzi, LCAM
Lang Management Company, Inc.

DAY:b
Enc

cc: Board of Directors

KOKOMO KEY HOMEOWNERS ASSOCIATION, INC.
C/O LANG MANAGEMENT COMPANY, INC.
21045 COMMERCIAL TRAIL
BOCA RATON, FLORIDA 33486
(561) 750-8800

ARCHITECTURAL REVIEW MODIFICATION FORM
THIS FORM IS TO BE USED FOR EXTERIOR CHANGES
(PLEASE COMPLETE AND MAIL IN FORM TO THE ABOVE ADDRESS)

HOMEOWNER NAME(S)_____

ADDRESS & UNIT #_____

DAY PHONE_____ EVENING PHONE_____

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******NO MODIFICATION, ALTERATION OR ADDITION CAN BE MADE UNLESS APPROVED BY THE ARCHITECTURAL REVIEW COMMITTEE.******

Approval is hereby requested to make the following modification(s), alteration(s) or addition(s) as described and depicted below, or on additional attached pages as necessary. Please include such detail as the dimensions, materials, color, design, location and other pertinent data:

DATE OF REQUEST HOMEOWNER SIGNATURE(S)

BELOW IS TO BE FILLED OUT BY THE ARCHITECTURAL REVIEW COMMITTEE

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DATE RECEIVED_____ DATE NOTIFIED_____

APPROVED:_____

APPROVED AS FOLLOWS:_____

DISAPPROVED DUE TO:_____

ARCHITECTURAL REVIEW COMMITTEE SIGNATURE DATE

KOKOMO KEY HOMEOWNERS ASSOCIATION, INC.

ARCHITECTURAL GUIDELINES

1. All exterior additions, modifications, decorations, or alterations must be reviewed by and have written approval given by the A.R.C.
2. The committee will require the submission of plans and specifications showing the materials, color, structure, dimension, and location of the proposed alteration in sufficient detail to assure compliance with the criteria established for approvals. Owners can contact management for information regarding submission requirements.
3. The minimum criteria for approval shall include and require minimum of the following:
 - (i) Uniformity of type and design in relation to existing improvements.
 - (ii) Comparable or better quality of materials as used in existing improvements.
 - (iii) Uniformity with respect to color, size and location.
4. Type and material of fences, if permitted, must have prior written approval of the A.R.C.
5. Aluminum or metal lanai roofs will **not** be permitted on end units, but, will be allowed on interior units with prior written consent of the A.R.C.
6. The A.R.C. shall approve or disapprove the request within forty-five (45) days from receipt of all requested submission plans and materials by management. In the event the A.R.C. fails to approve or disapprove said request in writing within forty-five (45) days after submission plans and materials have been received, approval will be automatically given. It is imperative that no changes be made until such time as you are in receipt of **written approval** by the A.R.C.

Please refer to the Declaration of Covenants, Restrictions, and Easement for Kokomo Key Homeowners Association, Inc.

The Board of Directors reserves the right to amend or alter these Rules and Regulations at any time.

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PATIO EXTENSION

EXPANSIONS ARE FOR THE PURPOSE OF PLACEMENT OF GAS GRILLS AND NOT INTENDED FOR PLANTERS, FURNITURE, ETC. EXPANSIONS SHOULD BE APPROXIMATELY 6' x 10' AND HOMEOWNERS ARE RESPONSIBLE FOR THE CAPPING OFF OF ALL SPRINKLERS OR UNDERGROUND WIRES. THE USE OF STONE PAVERS, BRICK OR FLAGSTONE WILL BE CONSIDERED BUT STYLE AND COLOR NEED BOARD APPROVAL. NO FLOWER OR PLANT HEDGES WILL BE PERMITTED. NO CONCRETE. 2" THICK, 18" x 18" PAVERS (TOTAL OF 21 PAVERS) ARE BEING APPROVED.