



**APPLICATION, CHECKLIST, COMPLIANCE SIGNATURE FORM**

All changes to the exterior of your home and property, including landscaping require approval from the Harris Ranch North Declarant, and/or Harris Ranch Review Board **prior to commencement of work being started.** All improvements must conform to the: **Harris Ranch Specific Plan, Harris Ranch Design Guidelines, Harris Ranch Wildlife Mitigation Requirements, and the Harris North CC&R's.** All ACC approvals are contingent upon the homeowner obtaining all required permits from the City and constructing improvements within required building setbacks and guidelines.

**Review / Application Fee of \$100.00 is Required for each application, Paid to McKibben - Cooper Architects.**

**Please send Review / Application fee directly to - 519 W Hays St. Boise, ID 83702**

**Some improvements / modifications may require a City of Boise building permit. If a specific HRRB letter is required by the City; an additional \$100 fee paid to McKibben – Cooper Architects is required.**

**Please complete this form and mail it, drop it off, or email:**

**Mail to:**

Harris North ACC  
c/o Sentry Management  
6149 N. Meeker Pl. Ste #150.  
Boise, ID 83713

**Drop off:**

Sentry Management  
300 E Mallard Suite 120.  
Boise, ID 83716

**Email:**

[cbrockl@sentrymgmt.com](mailto:cbrockl@sentrymgmt.com)  
(preferred method)

**Date submitted:** \_\_\_\_\_ **Lot:** \_\_\_\_\_ **Block:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Owner/Contact Person & Company:** \_\_\_\_\_

**Phone:** \_\_\_\_\_ **E-Mail:** \_\_\_\_\_

**Application, checklist, & Compliance Signature Form (this form)—required**

**Check the applicable submission below**

**House Design documents**

- Site Plan to scale (min.scale: 1:20)
- Roof Plan (min. scale: 1/8"= 1'0")
- Floor Plans (scale: 1/8"= 1'0")
- Elevations (scale: 1/8"= 1'0")
- Building Sections (min. scale: 1/8"=1'0")
- Details to scale

**Landscape Plans to scale (minimum scale: 1:20--Plans may be combined)**

- Grading plan
- Site Layout/Planting plan
- Irrigation plan or Compliance Statement
- Lighting plan
- Fencing plan, details, and colors

**Fencing plan, details, and colors (if submitted separately from the above)**

**Color Form**

**Color Board (hard copy) including:**

- Roof material and color
- Exterior wall materials and colors
- Exterior trim materials and colors
- Window material and color
- Exterior door material and color
- Paving materials and colors
- Stone/rock materials
- Fence/wall materials
- Supporting manufacturer's details

## BUILDINGS

---

### Building Style:

<=35' Height: \_\_\_\_\_ Appropriate entry orientation: \_\_\_\_\_ Appropriate garage orientation: \_\_\_\_\_

Setbacks: \_\_\_\_\_

Encroachments: \_\_\_\_\_

Front porch depth 6' min: \_\_\_\_\_ Private outdoor space: \_\_\_\_\_

### Building Mass and Form

- 40' max. wall/roof w/o break: \_\_\_\_\_
- 4 sided architecture when applicable: \_\_\_\_\_
- Entry elements in scale: \_\_\_\_\_
- 3 dimensional street façade: \_\_\_\_\_
- Response to topography: \_\_\_\_\_
- Asymmetrical composition when appropriate to style: \_\_\_\_\_

### Roofs

- Appropriate to style: \_\_\_\_\_ Material (Class A): \_\_\_\_\_
- Rooftop equipment concealed (unless skylights or solar): \_\_\_\_\_
- No large planes of unarticulated roof: \_\_\_\_\_

### Exterior Walls and Finishes

- Appropriate to style-textures, forms: \_\_\_\_\_
- 4 materials max./one dominant: \_\_\_\_\_
- Plane break at material change: \_\_\_\_\_
- Consistent application 4 sides: \_\_\_\_\_
- Material wrap to plane break or wrap room: \_\_\_\_\_

### Chimneys and Roof Projections

- Compatibility of scale, height, material w/house: \_\_\_\_\_
- Large vents grouped in chimney structure: \_\_\_\_\_
- Roof hardware painted to match roof color: \_\_\_\_\_
- Masonry @ exterior chimneys if visible to street: \_\_\_\_\_

### Porches and Decks

- Integrated w/ site & house: \_\_\_\_\_
- Min. 6' porch depth: \_\_\_\_\_
- Compatible materials w/main house: \_\_\_\_\_

### Windows and Doors

- Appropriate to house style: \_\_\_\_\_
- Appropriate mullions to house style: \_\_\_\_\_
- Consistent application 4 sides: \_\_\_\_\_
- 9' max height garage doors: \_\_\_\_\_

### Color

- Consistent at all exterior application: \_\_\_\_\_

### Railings

- Appropriate design and materials to style: \_\_\_\_\_

### Accessory Buildings

- Style and materials match house: \_\_\_\_\_
- Size: \_\_\_\_\_ 24' Height: \_\_\_\_\_

**LANDSCAPE**

---

**Private Outdoor Space:**

- Size: \_\_\_\_\_ Paving Material: \_\_\_\_\_

**Fences**

- Front fence/site wall design: \_\_\_\_\_  
Height: \_\_\_\_\_ Material: \_\_\_\_\_
  
- Rear and rear side fence/site wall design: \_\_\_\_\_  
Height: \_\_\_\_\_ Material: \_\_\_\_\_

**Trees**

- Front yard min. one tree—appropriate size and species: \_\_\_\_\_
- Other trees —appropriate size and species: \_\_\_\_\_

**Lawn**

- Species and <75% coverage: \_\_\_\_\_

**Other Plantings**

- 60% min. coverage after 3 years: \_\_\_\_\_  
OR
- Front Yard with 10-25' setback—min. plantings per 100sf:  
3 Shrubs: \_\_\_\_\_ 1 Spreading ground cover: \_\_\_\_\_ Orn. Grasses/perennials: \_\_\_\_\_
- Front Yard with 25+' setback—min. plantings per 100sf:  
3 Shrubs: \_\_\_\_\_ 1 Spreading ground cover: \_\_\_\_\_ Orn. Grasses/perennials: \_\_\_\_\_

**Irrigation System Compliance:** \_\_\_\_\_

***To the best of my knowledge, this submission is complete and meets the Harris Ranch Single Family Detached Residential Design Guidelines:***

**Signature:** \_\_\_\_\_

**OR**

***This submission includes items for which we request a variance from the Harris Ranch Review Board granting discretionary approval for the project attached.***

**Explanation:** \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Signature:** \_\_\_\_\_

**IF A PERMIT IS REQUIRED. (please read, and sign below)**

***I agree to obtain all required permits from the City and construct the improvements within building setbacks and guidelines noted within City of Boise Building and Zoning Code and the Harris Ranch Single Family Detached Residential guidelines. I agree the only recourse, if a permit is required but not obtained or the improvement was not built in the approved location, in violation of established setback requirements, is to remove or relocate the improvement. I agree to take liability for any and all claims, damages, loss and expenses, arising out of any damage***

*to the Property, Common area, and/or neighboring properties caused by alterations of the lot grade, drainage, and/or introduction of excessive irrigation water to the Property.*

**Signature:** \_\_\_\_\_

**Review by Committee: Action decided:** (please indicate CC&R sections when necessary)

\_\_\_\_\_ Approved, as submitted.

\_\_\_\_\_ Approved, with the following condition(s):

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_ Not Approved, for the following reason(s):

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

ACC Committee Member Signature \_\_\_\_\_ Date \_\_\_\_\_

**OFFICE USE ONLY**

Received in office by: \_\_\_\_\_ mail \_\_\_\_\_ email \_\_\_\_\_ fax \_\_\_\_\_ drop-off \_\_\_\_\_ Date: \_\_\_\_\_

Sent to DRC by: \_\_\_\_\_ mail \_\_\_\_\_ email \_\_\_\_\_ fax \_\_\_\_\_ drop-off \_\_\_\_\_ Date: \_\_\_\_\_

Approval/Disapproval received in office by: \_\_\_\_\_ Date: \_\_\_\_\_

Response to owner by: \_\_\_\_\_ mail \_\_\_\_\_ email \_\_\_\_\_ fax \_\_\_\_\_ drop-off \_\_\_\_\_ Date: \_\_\_\_\_  
\_\_\_\_\_