

LAKELAND HOMEOWNER'S ASSOCIATION

Box 636
Pryor, OK 74362-0636

Design criteria for Lakeland Building Sites or Additions/Improvements to existing homes.

Required Submittals:

1. Site plan locating dwelling on lot, showing all setbacks, easements and right of ways along with a specifications sheet
2. Floor plan defining window locations, door locations and drive/walk locations
3. Front, back, left and right side elevations showing general character, materials including proposed building heights
4. Simple description of proposed exterior materials, color and samples to be used

Single Family Lots in LAKELAND ADDITION I

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| 1. Minimum square footage | 2200 square feet |
| 2. Garage sites | Two car minimum attached. No carports or breezeway from garage to house |
| 3. Building height | One or two story with roof top not to exceed 35 feet mean level of lot |
| 4. Maximum lot coverage | 70% for building only |
| 5. Siding materials | 100% stone or brick masonry |
| 6. Trim | Painted wood or vinyl of high quality |
| 7. Roof | Concrete shingles or Asphalt shingles 235# per square. Roof colors to be brown, gray or black |

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| 8. Drives and Walks | Concrete or masonry |
| 9. Windows | Wood, aluminum or steel in a bronze, white or black color. Wood windows may be painted subject to approval |
| 10. Exterior Colors | Subject to approval. Paint or stain |
| 11. Landscaping | Plan to include description of type of plants, placement locations in front elevation and completion date |
| 12. Building Time Line | Plans must include starting and completion dates with a \$2500 deposit or performance bond upfront before construction starts. The deposit is refundable on satisfactory completion. |
| 13. Building Codes | All utilities must comply with National, State, and Local codes. |
| 14. Liability Insurance | Owner, Builder, Contractor must provide evidence of insurance during the construction period. |
| 15. Lakeland Covenants | Owner, Builder, Contractor must acknowledge that he/she has acquired and read a copy of Lakeland Covenants and agree to comply and abide by the Covenants as presented. |
| 16. Mail boxes and etc. | Structures are not to be built where they will block the natural flow of water such as in bar ditches. |
| 17. Construction debris | A dumpster must be placed on site and emptied when full. Lakeland dumpsters are not to be used for building debris. |

Any changes once blueprints have been approved must be re-approved by the Architectural Committee and the Lakeland Board of Directors.

Fences and detached buildings are not permitted in the Lakeland development.

I have read the above information and specifications for building in the Lakeland development and agree that I will comply with all of the above to the satisfaction of the Architectural Committee and the Board of the Lakeland Homeowner's Association.

Name of Builder _____ Signature _____ Date _____

Name of Lot Owner _____ Signature _____ Date _____

All plans and specifications must be submitted to the Lakeland Architectural Committee for review and approval. The Architectural Committee will make a recommendation to the Lakeland Board of Directors for final approval before construction begins. Any changes to the original submitted plans and specifications must receive approval of the Lakeland Board of Directors before changes are made.

Approved by the Architectural Committee on _____ 20 ____.

Approved by the Board of Directors on _____ 20 ____.

