

Architectural Review Committee (ARC)  
Home/Property Alteration Application Form

For Office Use Only

App# 75497

Dist# 6

Property Owner(s) Name JEFFREY | WANDA CRANDALL

Signature

Address 1133 EDGEWATER LN

Village of EDGEWATER

Phone Number 352 449 8065 Unit 802 Lot 6

☒ Courtyard Villa

☐ Patio Villa

☐ Home

Contractor Business Name BLACKBURN BROS CONSTRUCTION

Phone 352 427 9115

Please check appropriate box for Application Result Notification:

☒ Will Obtain Results from District Website

☐ Property Owner will pick up original application

☐ Contractor will pick up original application

☐ Mail/E-Mail Application

(Address if different from above)

APPLICATION INSTRUCTIONS AND REQUIREMENTS:

1. The following shall be attached to this application:

- A current tax bill, deed, or property record card for the parcel. A property record card may be obtained by the County Property Appraiser's Office or website.
- A Site Plan or Boundary Survey (for all projects with the exception of improvements not affecting the existing footprint) which shall identify, at least the following:
  - All existing easements, including but not limited to, platted easements and easements created in the declaration of restrictions.
  - The placement of house and all the existing improvements on the property and the proposed modification/project highlighted. A copy of the original site plan is available from the County Building Department; however, it may not accurately reflect existing improvements, and it is the applicant's responsibility to confirm accuracy of site plans/ and boundary surveys submitted.
  - Building improvement plans, if available.

2. Describe all modifications or alterations requested below.

CONSTRUCT BIRDCAGE OVER EXISTING CONCRETE  
AS OUTLINED

3. HOME REPAINTING attach a color sample(s) that accurately depict the proposed color(s). Additionally, except for properties located in Village Community Development District No. 4 (i.e. Marion County), attach photographs depicting current colors of the surrounding properties within a 200-foot radius of the subject homesite.

For Staff Use Only

Proposed color(s) all on one approved palette or the palette's hue range: YES NO

Courtyard Villa has an approved petition for requested colors: YES NO

ACKNOWLEDGEMENT, INDEMNIFICATION, AND HOLD HARMLESS:

**Acknowledgement:** Property owner acknowledges ARC approvals and denials are made in accordance with the district's adopted Rule, standards, and the information supplied by the property owner. It is the property owners' responsibility to obtain all necessary permits, governmental approvals and maintain compliance with all governmental laws, water management district plans, and private restrictions, including but not limited to: Building regulations, zoning regulations, plat requirements, permitting, and declaration of restrictions (collectively, the "Laws"). The District and ARC shall have no liability or obligation to determine whether the requested improvements, changes, alterations or additions comply with the Laws.

**Indemnification and Hold Harmless:** Property owner agrees to indemnify and hold the district, ARC, and their principals harmless for any claims arising from property owner's construction of improvements in violation of the Laws. Without limiting the foregoing, ARC approval in no way modifies the property owner's responsibility or liability to maintain designated storm water flow paths and avoid encroachments into easement areas.

Complete information on reverse side of this form. Property owner's signature is required.



75497

**NOTICE OF PUBLIC HEARING:**

I acknowledge this application is date stamped/received by Tuesday at 12:00 pm it will be reviewed by the ARC the following Wednesday at 8:00 am in a public meeting held at District Office, 984 Old Mill Run, The Villages, FL, 32162, and it is in my best interest to attend and present all relevant information to the ARC. You may contact Community Standards at 352-751-3912 to verify date received and meeting date.

**APPEALS:** If an affected property owner believes that in regard to the owner's application, the property owner's District's adopted Rule, guidelines, policies, procedures or standards have been applied incorrectly by the ARC, the property owner may appeal the ARC's decision to the District Board in which the property owner resides. In the case of a property owner residing in the Town of Lady Lake/Lake County, said appeals will be heard by the Village Center Community Development District. The District Board will only review the information presented to the ARC. No additional information may be presented on appeal.

**BY SIGNING THIS ARCHITECTURAL REVIEW HOME PROPERTY ALTERATION APPLICATION, I ACKNOWLEDGE THAT I HAVE READ AND RECOGNIZE THE RESPONSIBILITIES AND LIABILITIES AS DESCRIBED ABOVE.**



**PROPERTY OWNER(S) SIGNATURE**

**DATE**

**WORK MUST BE COMPLETED WITHIN 6 MONTHS OF DATE OF APPROVAL**

**ARCHITECTURAL REVIEW COMMITTEE ACTION:**

☒ **Approved with stipulation (s) below**

☐ **Denied for reason(s) below**

**ARC APPROVAL STIPULATIONS:**

A. OWNERS SHALL COMPLY WITH, AND BE LIABLE FOR ANY NON-COMPLIANCE WITH, THE APPLICABLE CONSTRUCTION PLAN FOR THE SURFACE WATER MANAGEMENT SYSTEM PURSUANT TO THE APPROVED PLAN ON FILE WITH THE APPLICABLE STATE WATER MANAGEMENT DISTRICT.

B. IMPROVEMENTS SHALL NOT BLOCK, INTERRUPT OR REDIRECT ANY EXISTING DRAINAGE FLOW.

C. IMPROVEMENTS SHALL NOT CAUSE ADDITIONAL DRAINAGE FLOW ON ADJACENT PROPERTIES.

D. PROPERTY OWNER IS LIABLE FOR ANY RESULTING BLOCKAGE, INTERRUPTION, OR REDIRECTION OF EXISTING DRAINAGE FLOW, ANY ADDITIONAL DRAINAGE FLOW OR ANY TYPE OF EASEMENT ENCROACHMENT(S) ISSUES.

E. OWNER SHALL COMPLY WITH COUNTY SETBACK REGULATIONS WHICH ARE SEPARATE AND DISTINCT FROM EASEMENTS.

F. *Shall not Encroach Easements*

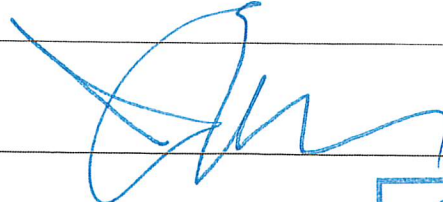
Approval does not waive the owner's responsibility/liability for compliance with the Laws as identified herein.

DENIED/REASON \_\_\_\_\_

OTHER: \_\_\_\_\_

Date *10/17/18*

Committee Chairperson Signature \_\_\_\_\_



Bring/Mail application to:  
VCDD Community Standards Department  
984 Old Mill Run, The Villages, FL 32162  
Phone: (352) 751-3912 • Fax: (352) 751-6707  
[archreview@districtgov.org](mailto:archreview@districtgov.org) / [www.districtgov.org](http://www.districtgov.org)

COMMUNITY

OCT 9 2018

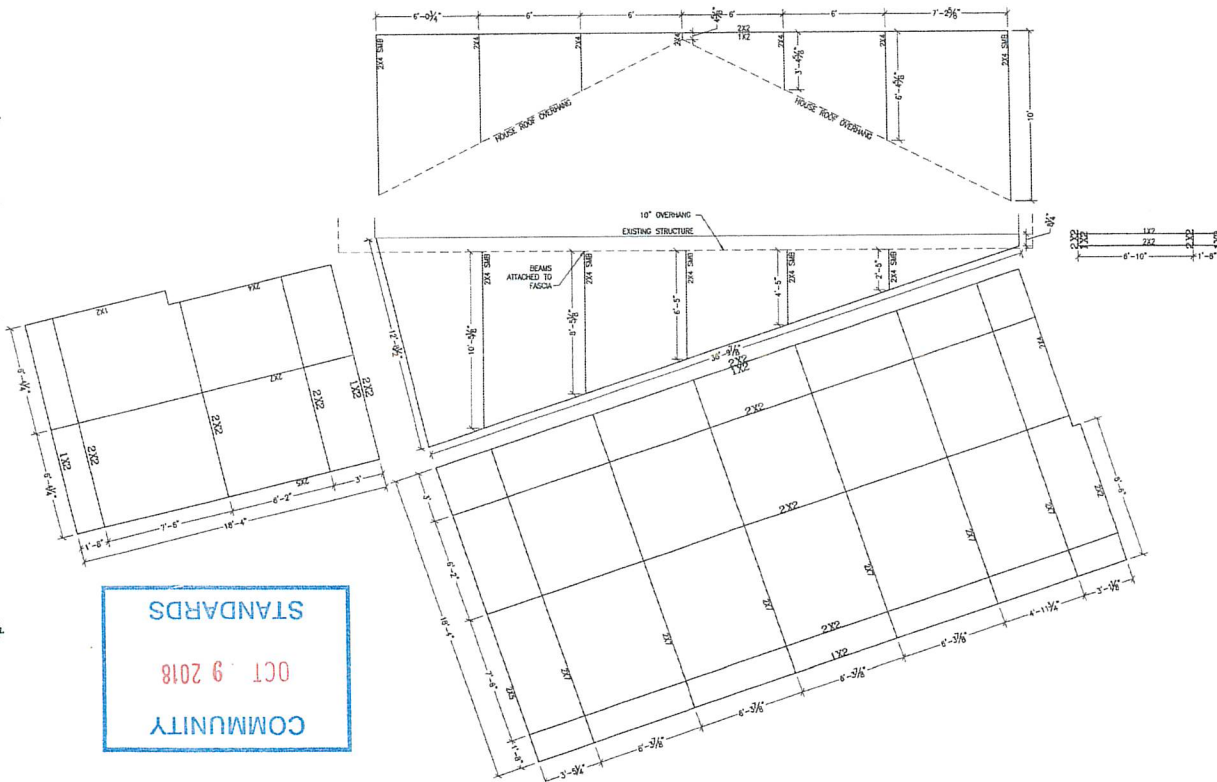
STANDARDS





1. THE DESIGN OF THIS ALUMINUM  
STRUCTURE CONFORMS TO:  
1.1. 2017 FLORIDA BUILDING CODE  
(8th EDITION)

- 2.1.1. SPECIFICATIONS FOR ALUMINUM STRUCTURES, INCLUDING DESIGN MANUAL PART 1-A AND 1-B OF THE ALUMINUM ASSOCIATION
- 2.1.2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOT INTERFERING TO SUPERSEDE THOSE IN THE ABOVE SPECIFICATIONS. THE CONTRACTOR SHALL FOLLOW THE INSTRUCTIONS FROM THE MANUFACTURER. THEY SHALL BE RESPONSIBLE FOR OBTAINING THE CODES/INSTRUCTIONS TO BE APPLIED TO THE DESIGN AND TO THE MANUFACTURE OF THE PARTS. THE CODES/INSTRUCTIONS DO NOT, WHEN A DETAIL OR NOTE DOES NOT AGREE WITH THE MANUFACTURER'S CODE/INSTRUCTIONS SHALL GOVERN.
- 2.1.3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF THE MANUFACTURER'S CODE/INSTRUCTIONS. THE CONTRACTOR SHALL FOLLOW THE INSTRUCTIONS WILL RESULT IN A FAILURE OF YOUR INSPECTION. INSPECTOR-NEWMAN SHALL BE RESPONSIBLE FOR THE MANUFACTURER FOR THOSE DETAILS CONTRACTED TO THE MANUFACTURER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALTERNATIVE INSTRUCTIONS THAT ARE NOT THE DESIGNER'S DESIGN TO THE MANUFACTURER.
- 2.1.4. THE CONTRACTOR (BASED ON ALLOWABLE STRESS DESIGN)
- 2.1.5. 1. DESIGN CATEGORY = 1
- 2.1.6. 2. DESIGN CATEGORY = 2
- 2.1.7. 3. ALUMINUM ALLOW = 6000-T6
- 2.1.8. 4. WIND SPEED (3 SECOND GUST) = 130 MPH
- 2.1.9. 5. WIND SPEED (3 SECOND GUST) = 130 MPH
- 2.1.10. 6. WIND SPEED (3 SECOND GUST) = 130 MPH
- 2.1.11. 7. EXPOSURE CATEGORY = C
- 2.1.12. 8. CORROSION RESIST = 1040-0401
- 2.1.13. 9. MAXIMUM ROOF HEIGHT = 15'
- 2.1.14. 10. MAXIMUM PRESSURE = 15.0 PSF
- 2.1.15. 11. MAXIMUM PRESSURE ON INWARD SURFACES = 14.06 PSF
- 2.1.16. 12. MAXIMUM PRESSURE ON LEeward SURFACES = 14.06 PSF
- 2.1.17. 13. MAXIMUM PRESSURE ON ROOF SURFACES = 4.42 PSF
- 2.1.18. 14. MAXIMUM PRESSURE ON SOLID SURFACES = 15.0 PSF
- 2.1.19. 15. DESIGN SOIL LOAD BEARING CAPACITY = 1.50 PSF
- 2.2. MATERIALS SHALL BE INDUSTRY STANDARD AS FOLLOWS:
- 2.2.1. 1. STEEL: A36
- 2.2.2. 2. WELDERS TO BE CARBON STEEL WITH A CORROSION RESISTANT COATING
- 2.2.3. 3. CONCRETE SHALL BE A MINIMUM OF 5" FROM EDGE OF CONCRETE AND HAVE 1'-1" MINIMUM REBAR WITH 1'-0" MINIMUM WOOD FORMS WITH 1/2" MINIMUM REBAR INDEPENDENT INTO WOOD FRAMING
- 2.2.4. 4. WOOD SHALL BE 100% DRY OR EXPOSED TO EXTREME TEMPERATURE
- 2.2.5. 5. WOOD SHALL BE 100% DRY OR EXPOSED TO EXTREME TEMPERATURE
- 2.2.6. 6. WOOD SHALL BE 100% DRY OR EXPOSED TO EXTREME TEMPERATURE
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- 2.2.90. 90. WOOD SHALL BE 100% DRY OR EXPOSED TO EXTREME TEMPERATURE
- 2.2.91.



COMMUNITY

**ELITE DRAFTING & DESIGN**  
16798 SE 175th Terrace Rd  
Weirsdale, FL 32195  
Office: 352-821-2448  
Cell: 352-483-6721

CLIENT: CRANDELL
LOCATION: SUMTER CO
ADDRESS: 1133 EDGEWATER LN
CONTRACTOR: BLACKBURN BROTHERS

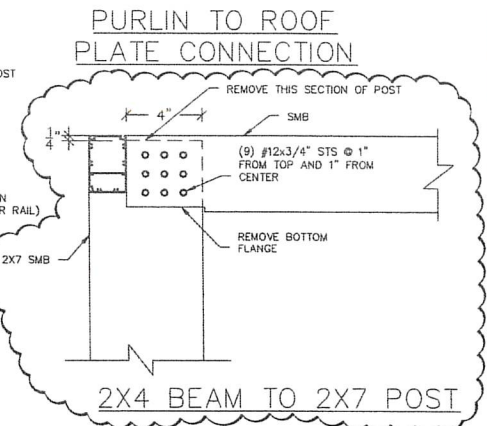
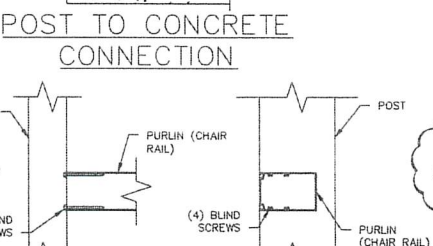
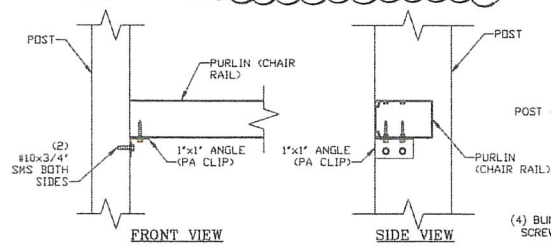
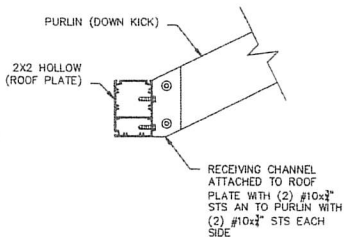
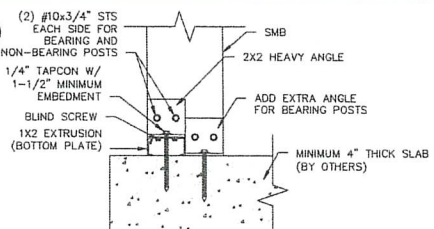
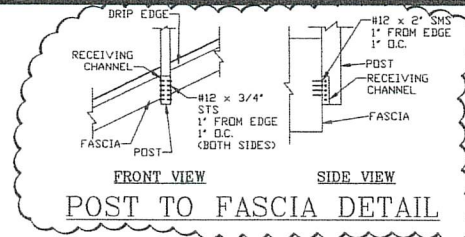
PLAN & ELEVATIONS
DATE: 7/12/18
DRAWN BY: RKL
SCALE: 3/16" = 1'-0"

**ENGINEER'S  
SEAL**

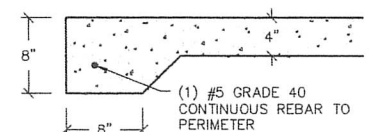
Keith Riddle, P.E.  
Florida Registration  
# 38800  
115 N. Canal St.  
Leesburg, FL 34748  
(352) 787-7482

REVISIONS	
1	REVI-10/8/18-CHANGED FROM GABLE ROOF TO FLAT ROOF SCREEN ENCLOSURE-RKL

PAGE  
1  
OF 2



COMMUNITY  
 OCT. 9 2018  
 STANDARDS



- 2,500 PSI CONCRETE
- CLEAN COMPACTED FILL BELOW SLAB
- REBAR TO HAVE 3" MINIMUM OF CONCRETE COVER
- SPLICE REBAR BY LAPPING 25" AND WIRING TOGETHER

**MONOLITHIC FOOTER**

ELITE DRAFTING & DESIGN 16798 SE 175th Terrace Rd Weirsdale, FL 32195 Office: 352-821-2448 Cell: 352-483-6721	CLIENT: CRANDELL	DETAILS & NOTES	ENGINEER'S SEAL Keith Riddle, P.E. Florida Registration # 38600 115 N. Canal St Leesburg, FL 34748 (352) 787-7482	REVISIONS REV1-10/8/18-CHANGED FROM GABLE ROOF TO FLAT ROOF SCREEN ENCLOSURE-RKL	PAGE 2 OF 2
	LOCATION: SUMTER CO	DATE: 7/12/18			
	ADDRESS: 1133 EDGEWATER LN	DRAWN BY: RKL			
	CONTRACTOR: BLACKBURN BROTHERS	SCALE: NTS			

**BLACKBURN BROS. CONST. LLC.**

STATE CERTIFIED RESIDENTIAL CONTRACTOR

CRC 1327735

16911 SE 115TH AVE WEIRSDALE, FL. 32195

BLACBROCONST@AOL.COM

O-352/821-0165

F-352/821-0165

CONSTRUCTION SPECIFICATIONS

THE VILLAGES

ARCHITECTURAL REVIEW BOARD

DATE 10/8/18

JOB LOCATION:

CRANDELL

1133 EDGEWATER LN

THE VILLAGES FL 32162

U-802 L-6

**WORK SCOPE**

CONSTRUCT MANSARD STYLE BIRDCAGE AS OUTLINED OVER CONCRETE

ALL CONSTRUCTION TO FOLLOW STANDARD BUILDING CODES

>ALL WORK TO FOLLOW ALL REQUIRED SETBACKS

>ALL CONSTRUCTION TO FOLLOW ENGINEERED DRAWINGS AND INSTALL SPECIFICATIONS

PLEASE FEEL FREE TO CALL WITH ANY CONCERNS



KEVIN BLACKBURN

MANAGER

COMMUNITY

OCT . 9 2018

STANDARDS