

BENT TREE BLUFFS ARCHITECTURAL COMMITTEE

ROOF APPROVAL FORM

In accordance with the By-Laws of the Bent Tree Bluffs Association, a legal corporation in Jackson County, Missouri.

DATE:

SUBMITTED BY:

(Of Submittal)

(Received)

OWNER:

(Name(s) - please print)

Address:

Home

Cell

Telephone No.:

Lot No.

OTHER EXTERIOR STRUCTURES:

(See Declarations of Covenants, Conditions and Restrictions of Bent Tree Bluffs; Article VI thru IX)

Proposal:

Attach/send copy of Roof contract (dollar amt redacted) for approval

Remarks:

Materials list included

Yes

☐

No

☐

Attach/send copy of roof contract for BTB files.

*NOTE: All materials submitted (such as: house plan, drawing, photograph, list of building materials, or any other supporting documents) will be retained by the committee for their files.

Committee Remarks:

(Continued on Page 2 if Required)

Please provide copy of proposal from contractor, price can be redacted. Roof signs are only permitted while work is being performed; submit information before work is started. ARC has a 7 day window to research and approve.

Approve

Disapprove

➡ The Architectural Committee requests that the Owners complete the approved roof replacement in a reasonable period of time and should not exceed one month from start to finish.

DUMPSTER FOR ROOF TEAROFF IS TO BE ON DRIVEWAY – NOT ON STREET OVERNIGHT.

Reviewed By

Committee's Copy:

Homeowner's Copy:

Approval/Disapproval Date

BENT TREE BLUFFS
ARCHITECTURAL COMMITTEE MEMBERS

Bent Tree Bluffs Roofing Requirements Checklist

All requirements must be satisfied by the submitted homeowner's request and further documented by the selected installer's quotation for materials and services. Failure to comply with anyone of these requirements will be cause for disapproval by the Committee.

All installations of composition shingle roofing must comply fully to the Bent Tree Bluffs Declarations of Covenants and Restrictions, Article VIII, - Use Restrictions, Section 1. Protective Covenants, (d) Other Restrictions, Paragraph 7 as accorded by Amendment and Modification of Declarations of Covenants, Conditions and Restrictions of Bent Tree Bluffs; November 2004 which specify the following conditions:

- ☐ Must be Architectural shingles with shadow lines or relief which imitate a wood shingle or shake in appearance (examples are GAF Timberline Ultra HD, Tamko – Premier Titan, and Owens Corning – Duration Tru Def)
- ☐ Must have appearance and color range of natural weathered cedar shingles or shakes (Examples are GAF Timberline - Ultra HD Weathered Wood Blend, Tamko – Premier Titan Weathered Wood, and Owens Corning– Duration Tru Def Driftwood)
- ☐ Must have at least a 40 - year warranty
- ☐ Must be Class A fire rated
- ☐ Must be installed on a solid decking (remove wood shingles and install new decking)
- ☐ Must be installed with metal valleys and flashing that coordinate with the roof color
- ☐ Must be installed with preformed ridge shingles

NOTE Any deviation from a roofing proposal submitted and approved by this Committee must be resubmitted by the homeowner for approval prior to start of any work. Failure to do so may subject the homeowners to fines, liens, or legal action as deemed necessary by this Committee and the Bent Tree Bluffs Home Owners Association Board members.

Continuation of Architectural Committee Comments (if required)