

**Palisair Home Owners Association (PHOA)**  
**A NON-PROFIT CORPORATION**

The Association itself is the "Tract Committee" under the Declaration of Restrictions covering Tracts 15944, 15948 and 19890, and operates as such through its Board of Directors and its Officers.

**APPLICATION FOR APPROVAL  
FOR PROPERTY ALTERATION/CONSTRUCTION**

DATE: 6/23/15

Construction Site Address: 1111 Las Palmas Place Lot No: 2 Block No: X Tract No: 19890  
Property Owner(s): 1111 Las Palmas, LP

Owner(s) Permanent Address: see "address during construction"

Phone No.: Home: Cell: (310)463-3147 Business: (310)432-0010

E-mail: DANNY SEO @ GMAIL.COM

Owner(s) Address During Construction: 1160 Granville Ave. #105, Los Angeles CA 90019

Description of Proposed Construction: Single Family Residence

Name & Address of Architect or Contact Person: Philip Vertoch

Phone No: (310)829-6051 Email: VERTOCH@AOL.COM

Check whether application is for:  PRELIMINARY OR  FINAL APPROVAL

**THE FOLLOWING IS UNDERSTOOD AND AGREED TO BY OWNER(s)/APPLICANT(s):**

1. The property owner agrees with the conditions of submission and understands and agrees that, under the Covenants, Conditions, Restrictions, and Reservations (CC&Rs) of the PALISAIR HOME OWNERS ASSOCIATION (PHOA), the proposed project shall be performed in compliance with the drawings, specifications, and other information submitted and approved by the PHOA. Property owners agrees to cooperate with any request of a PHOA representative to review the drawings and specifications, as well as the project site, as needed, to conform compliance with the terms of approval obtained.
2. Neither the Board's consent to the Project nor any inspection of it shall give rise to any liability by the Association or its representatives. Owner agrees to indemnify, hold harmless and defend the Association, its officers, directors, employees, consultants and agents from claims arising from the Project or its approval or inspection by the Board.
3. Substantial construction with intent to diligently complete the job must begin within one (1) year from the date of approval. Otherwise, the approval expires unless an extension is requested in writing and granted.
4. A set of plans stamped approved by the PHOA must be kept on the job site for inspection by the Association's representatives and/or any interested owner(s) of property in the tracts.
5. Any deviation from or alteration to the approved drawings and specifications, during construction or at any time thereafter, renders the approval null and void. Any deviation from the CC&Rs must be specifically noted and called out in the submission package.
6. The Board shall have the right, but not the obligation, to periodically inspect the project without prior notice. Owner understands that any such inspection does not relieve the owner from the duty to comply with the Association's CC&Rs and with all applicable Building & Fire Codes.
7. Upon substantial completion of the project, an updated survey must be submitted showing completed work, hardscape, top of roof elevation, first floor elevation and datum.
8. The Board reserves the right to share submitted plans and materials (excluding interior architectural and security system plans) with whomever it deems appropriate as part of the review process. Approved exterior architectural plans are to be made available to neighbors in the PHOA.

**SIGNATURE OF OWNER(S) REQUIRED:**

OWNER SIGNATURE(S): 

DATE 6/23/15

For Office Use Only: Submittal received by: KSB Date: 6/23/15  
Fee Check # 143 Amount: \$ 1,800