

Palisair Homeowners Association <palisair@gmail.com>

1124 Las Pulgas Rd

2 messages

Jesse Martin <jessemichaelmartin@yahoo.com>Reply-To: Jesse Martin <jessemichaelmartin@yahoo.com>To: ksbantle@gmail.comCc: palisair@gmail.com, jmgfamily@icloud.com

Thu, Jun 22, 2017 at 4:21 PM

Hi Kim,

Thank you for your email and contacting us with regards to our remodel at 1124 Las Pulgas Rd.

We are in the process of finalizing the plans for the remodel with architecture and engineering drafts.

My apologies if we are getting ahead of ourselves, we are aware of the PHOA and the need for approval to proceed with the full remodel.

I will work on getting our application completed and plans submitted to you as soon as possible.

Would it be possible to get an idea of how long the approval process may take once plans are submitted?

Thank you again for reaching out, we will be in touch again very soon.

Have a great afternoon.

Jesse Martin

[3235173616](tel:3235173616)

From: Kim Bantle

<ksbantle@gmail.com>

Date: June 20, 2017 at 10:37:45 AM PDT

To: jmgfamily@icloud.com

Cc: Palisair Homeowners Association <palisair@gmail.com>

Subject: 1124 Las Pulgas Rd

Hi Jesse,

Just wanted to touch base with you regarding 1124 Las Pulgas Road. We see that you have gutted the inside of this home and are planning to remodel. Would you please let me know if any additional work is intended? Also, if there is someone else other than or in addition to you that should be contacted regarding this property, please let me know.

This property, along with 139 other properties, is part of the three tracts that comprise the Palisair Home Owners Association (PHOA). Membership in the organization is not optional, as it is part of the Covenants, Conditions and Restrictions (CC&Rs), which run the

land. You, or the current owner, should have gotten a copy of the CC&Rs from the title company when this property was purchased.

The CC&Rs must be followed for all remodeling, new construction, basements or modifications which affect the exterior of the property, whether visible or invisible from the street. An application for approval, along with plans, must be submitted to the PHOA, and approval must be obtained, before any demo or work begins.

For your convenience, I have attached the CC&Rs along with other pertinent information. These documents and more can also be found on our website at www.palisair.org. Should you decide to submit plans, they would be delivered to me.

If we can assist you in any way, or provide you with additional information, please feel free to contact me. In the meantime, good luck with your remodel.

Best,
Kim Bantle ChairPHOA@www.palisair.org

Kim Bantle <ksbantle@gmail.com>
To: Jesse Martin <jessemichaelmartin@yahoo.com>
Cc: jmgfamily@icloud.com, palisair@gmail.com

Fri, Jun 23, 2017 at 8:02 AM

Hi Jesse,

Thank you for your quick response. The board meets once a month on the third Monday. Once you have submitted your plans, they will go to our consulting Architect who usually reviews the plans within a week to 10 days. Then the plans committee for PHOA will determine if they think story poles will be required. If a board meeting is pending, the plans will be reviewed at the meeting. If story poles are required (for potential view obstruction), there will be a neighborhood meeting. So it is difficult to determine how long the process will take without knowing the scope of your project.

If your plans are complete, meet the CC&Rs requirements, do not require storypoles and no variances are being requested then I would say one to two months. Again, this depends on when the plans are submitted in relation to a board meeting. All plans MUST be voted on at an official board meeting.

FYI, our consulting Architect is on vacation until July 10.

Hope this helps. Additional information can be found in the application and procedures documents.

Please let me know if you have any additional questions.

Thanks.

Kim

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