

**PUALANI ESTATES AT KONA COMMUNITY ASSOCIATION  
APPLICATION for APPROVAL of  
MODIFICATIONS, ADDITIONS OR IMPROVEMENTS**

Owner: \_\_\_\_\_ Lot # \_\_\_\_\_

Property Address: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Primary Contact/Property Manager Info: \_\_\_\_\_

Email Address (for approval letter or questions): \_\_\_\_\_

Day Phone: \_\_\_\_\_ Night Phone: \_\_\_\_\_

Brief Description of Work: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Gen.Contractors \_\_\_\_\_ License #(s) \_\_\_\_\_

**MUST SUBMIT: 1 Plot Plan Drawing** with measurement(s) from property line(s) to house and where improvement will be located within that measurement. **Improvement/Project Information to Include:** scaled details, dimensions (Height, Width, Length), colors, materials, (photos & ad examples can be included) and plantings list (when applicable.) **Applicable Fee:** (see back for fee schedules.) **Application:** completed and signed. **Note:** Only Applications with completed plot plans and all required information will be reviewed by DRC. **Mail or Submit to Hawaiiana Mgmt. Co.** (see back for address.)

**IMPORTANT:** The property owner has the sole obligation to submit Application, plans, details and project information for the Design Review Committee's approval. The Committee will reject submissions from parties other than the property owners. By signing below, applicant understands and agrees to all terms and provisions stated on the front and back of this form.

Owner's Signature \_\_\_\_\_ Printed Name \_\_\_\_\_ Date \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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**This Section for Office Use Only**

Received by Agent: \_\_\_\_\_ Date: \_\_\_\_\_

Payment Amount: \_\_\_\_\_ Check number: \_\_\_\_\_

Received: \_\_\_\_\_Application \_\_\_\_\_Plot Plan with Details \_\_\_\_\_Improvement Information

## OTHER TERMS AND PROVISIONS

- 1) Failure to submit an application and obtain DRC approval, or to follow approved plans with conditions, is a violation of the CC&R's and Design Guidelines and can result in the removal of nonconforming alterations at the owner's expense, as well as the imposition of fines and/or penalties.
- 2) All necessary building permits must be obtained, as well as approval of this application. Copy of Permit(s) and Engineer Stamped plans to be received by DRC before commencing any work, modification, installation, construction, or excavation.
- 3) Review and approval of an application is based solely on the architectural design or scheme thereof and for the conformance with the requirements of the Community Declaration and the Design Committee Rules and Guidelines. It shall be the Owner's responsibility to insure that all modifications or additions shall comply with all applicable statutes, ordinances, codes, rules and regulations. No representations are made nor is any responsibility assumed by the Association, the Association's Agent, Board of Directors or the Design Review Committee regarding the structural quality or soundness of the work proposed or approved. It shall be the sole responsibility of the Owner and the Owner's architect or builder to examine the premises and to undertake adequate design for all improvements or changes to be constructed and made on the owner's property. Neither the Committee nor any of its consultants shall be responsible or held liable for the effects on the value of any property which results from any modification to property undertaken based on Committee approval.
- 4) All materials used for new construction, changes, replacements or maintenance of siding, stucco, roofing, windows, doors, trim, etc. must conform to the original concept and/or updated design standards approved by DRC. Note: Paint choices have been revised. "2017 Paint Color Schemes" (original and new choices) can be reviewed on website or Management Company. Color combinations/choices to be confirmed by DRC, prior to painting any portion of the house.
- 5) Incomplete application will not be reviewed. Re-submittal of new design will incur a \$25.00 fee.
- 6) No application will be considered for review unless the owner is an Association member in good standing, (i.e. no outstanding assessments, fines or CC&R violations (exception: violation correction(s).))

### **NO FEE Application/Applicable Types of Work:**

**Minor Addition, Change/Conversion, Replacement or Maintenance** Painting, Door/ScreenDoor/GarageDoor/Window/SkyLight, Siding/Trim, Trash/Utility Area Screening, Small Tool/Storage Shed (less than 4' W & -6' H) Metal units are not approvable. Lighting, Gutters, Plantings of different variety in same location and other improvements as determined by the DRC. **Note:** Mailbox Replacement White Color Only (Community Wide Standard). Solar Panels and Satellite Dishes are approved community wide, no application or approval required, however, failure to comply with all government regulations, CC&R and DRC Guidelines/Rules will deem unit(s) nonconforming and in violation.

### **\$50.00 Application/Applicable Types of Work:**

**Moderate Improvements, Modifications or Additions:** Detached Structures less than 120 sq. ft. e.g. Storage Shed/Gazebo/Pergola/Trellis/Arbor/Deck, Fence (w/gate) across side yard, Concrete pad/walks, Redesign of Landscaping/Plantings/Hardscape e.g. plantings/materials added or removed creating different design, water feature, adding large rocks or raised beds and other improvements as determined by the DRC.

### **\$150.00 Application/Applicable Types of Work:**

**Substantial Improvements, Modifications or Additions:** Rock walls, Perimeter Fencing or Railing, Structural Additions, Attached Lanai Extensions, Enclosures, Detached Structures (120 sq. ft. and over) i.e. Storage Shed/Gazebo/Pergola/Trellis/Arbor/Deck, Pool and other improvements as determined by the DRC.

### **SUBMIT TO:** PUALANI ESTATES AT KONA

% HAWAIIANA MANAGEMENT COMPANY, LTD., Palani Court, Suite 215,  
74-5620 Palani Rd., Kailua-Kona, HI 96740 or Email to: [angelak@hmcmtg.com](mailto:angelak@hmcmtg.com)