

OREGON SHORES RECREATIONAL CLUB, INC

2019 Meadow View Drive
Chiloquin, OR 97624
541-783-2033 & Fax

oregonshores2@gmail.com

Architectural Review Guidelines

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| 1 | OSRC Architectural Review Submission Form | |
| 2* | OSRC Hold Harmless Agreement | |
| 3 | Legal Proof of Ownership | |
| 4* | Road Treanching Agreement | |
| 5* | Consolidation & Authorization Form | |
| 6 | Building Blue Print W/ Footprint & Elevations | |
| 7 | Site Plot Plan w/ County Approval stamp | |
| 8 | Oregon Onsite Wastewater Construction Permit | |
| 9 | County Building Permit | |
| 10 | County Building Setback Verification | |
| 11 | County Manufactured Dwelling Permit | |
| 12 | County Land Use Compatibility Statement | |
| 13 * | Typical Manufactured Home Foundation | |
| 14 * | Typical Manufactured Home Block Skirting | |

To save time and frustration, submit sections 1-7 for preliminary board review prior to obtaining State & County permits

- 2 * *Hold Harmless for each contractor w/ copy of license & insurance.*
- 4 * *Required if road cut is needed for water or electric.*
- 5 * *Required if lots are combined for tax reasons.*
- 13 * *Examples of, but not limited too, required block skirting*
- 14 * *and foundations.*

< DO NOT BEGIN CONSTRUCTION UNTIL FINAL BOARD APPROVAL! >

Residents have received and read the OSRC CC&R's and will adhere to all rules. It's the owners responsibility to inform all guests / renters of the CC&R's rules and assure that all rules are followed.

Print Name: _____

Sign: _____ Date: _____

Print Name: _____

Sign: _____ Date: _____

OREGON SHORES RECREATIONAL CLUB, INC.

2019 Meadow View Drive, Chiloquin, OR 97624

PHONE/FAX: (541) 783-2033

Email: oregonshores@centurytel.net

Office Hours: 9 a.m. to 3 p.m. Monday - Thursday

**ARCHITECTURAL REVIEW
SUBMISSION FORM**

ISSUED TO: _____ BLOCK _____ LOT(s) _____

APPROVAL FOR (Check all that apply):

-] Septic System Layout
-] Owner house plans/layout
-] Garage
-] Other building
-] Cinder block foundation/skirting

The undersigned hereby agrees to adhere to the following OSRC policies:

NOISE ABATEMENT: All construction that produces excess noise whether it is from heavy equipment, machinery, generator, music or person is to **CEASE** between the hours of 6:30 PM and 7:30 AM Monday through Saturday. No construction that produces this type of noise is allowed on Sundays. Other construction that does not create excess noise is allowed.

UNDERGROUND CABLES: All utilities lines will be placed underground.

TRENCHING: Trenches on property must not remain open for more than 2 weeks. Trenches left open after 2 weeks may be filled by OSRC and costs will be charged to owner.

ROAD TRENCHING: OSRC prefers roads be bored when laying utility lines, however, when road quality prevents boring (hardpan, large rocks, etc.), a trench may be dug according to specific stipulations outlined in the Guidelines for Building Home in OSRC booklet. A ~~\$300~~ deposit and a \$50 non-refundable inspection fee are required. Road trenching must be scheduled with the OSRC office. **\$ 500**

CINDER BLOCK FOUNDATION/SKIRTING: required on all manufactured and modular homes.

CONCRETE MIXER RINSE-OUT: OSRC does not allow dumping of undiluted concrete mixtures into ditches. Any required cleanup and removal will be charged to the Owner.

HOLD HARMLESS AGREEMENT: A signed HHA (releases OSRC from repair costs to damaged right-of-ways and places liability on owner/contractor). Both owner and contractor must sign form prior to OSRC accepting plans for the Architectural Review.

APPROVAL: The review committee is allowed up to 60 days to provide approval of plans. (It rarely takes that long).

By signing below, I acknowledge I have read and agree to adhere to these details above:

OWNER SIGNATURE: _____ PRINT NAME: _____

DATE SUBMITTED: _____

Agents are allowed to sign if PRIOR written authorization by owner is sent to OSRC

DATE OF APPROVAL: _____

Signed by the following OSRC BOARD MEMBERS:

1

Oregon Shores Recreational Club, Inc.

2019 Meadowview Dr., Chiloquin, OR 97624

AGREEMENT TO HOLD HARMLESS

This agreement is between _____ (Contractor), _____ (Owner" or "Owners"), and accepted by OREGON SHORES RECREATIONAL CLUB, INC. ("OSRC, Inc.") as third party beneficiary.

It is recited that Owner and Contractor are entering into an agreement wherein Contractor may be conducting plumbing or other work for Owner which may be related to or have connection with the domestic water delivery system of which Owner and OSRC, Inc. have responsibility. Such water delivery system provides water to Owner and to other residential lots and includes uses for human consumption. All parties recognize possible liability including, but not limited to, any interruption of water deliveries, damage to water delivery system, and water contamination through back flow or other water contact by reason of such contracted work for Owner. It is further recited that Owner is subject to the bylaws, rules, and regulations of OSRC, Inc. OSRC, Inc. requires this document be signed by Owner and Contractor and that Owner and Contractor shall agree to these terms prior to any work being conducted which may contact or affect the water delivery system or other facilities or interests for which OSRC, Inc may have responsibility.

Contractor and Owner: As additional consideration as agreed between Owner and Contractor for such work and in consideration of OSRC, Inc. consenting that such work proceed, Contractor on behalf of Contractor, Contractor's agents and employees, and Owner on behalf of Owner, Owner's agents, employees and invitees, hereby agree as follows:

- 1) To abide by the by-laws, policies, rules and regulations of OSRC, Inc..
- 2) To forever defend, indemnify, hold harmless, pay for damages including but not limited to any action or suit at law or in equity against OSRC, Inc., its officers, agents, and employees for any liability, damage, loss, or injury to any person or property which arises from Contractor's activity at Owner's real property, the OSRC, Inc. facilities, including any roads maintained by Oregon Shores Recreational Club, Inc., and nearby area, including for any negligent, wrongful or unlawful conduct by Contractor and forever defend any claim, demand, action or cause of action for damages, costs, loss of services, expenses or compensation for or on account of any damage, loss, or injury, either to person or property or both resulting or to result from my or our use pursuant to this permit.
- 3) To abide by reasonable requests of OSRC, Inc., its officers and agents as regards construction, maintenance or repairs where such requests are in relation to interests of OSRC, Inc.
- 4) To provide proof of current contractor's license and liability insurance policy with a minimum limit of \$1,000,000 that will remunerate OSRC, Inc. for any activity described in the preceding paragraphs for which either Owner or Contractor is liable.

Nothing in this agreement shall modify Owner's responsibility and obligations to OSRC, Inc. and other third parties, except as agreed herein.

OSRC, Inc. has not reviewed or accepted plans for work to be performed, unless done separately from this agreement and formally reviewed by the OSRC, Inc. governing board. OSRC, Inc. assumes no liability or responsibility by reason of accepting this document. This agreement is a condition of OSRC, Inc. permitting work related to said water delivery system and Oregon Shore's facilities.

If suit or action is instituted to enforce any of the provisions of the agreement, the party prevailing therein shall be entitled to recover from the other such sum as the Court may adjudge reasonable as attorney's fees therein, including any appeal thereof. Owner and Contractor acknowledge that they have been advised to obtain, and have had opportunity to consult with, separate counsel proper to signing this agreement. The provisions of this agreement shall not be construed for or against any party by reason of such representation.

This agreement is binding not only on the parties hereto, but on their successors, assigns and personal representatives. For purposes herein, the singular shall include the plural and the plural shall include the singular

SIGNATURES:

Contractor: _____ Date: _____ Owner: _____ Date: _____

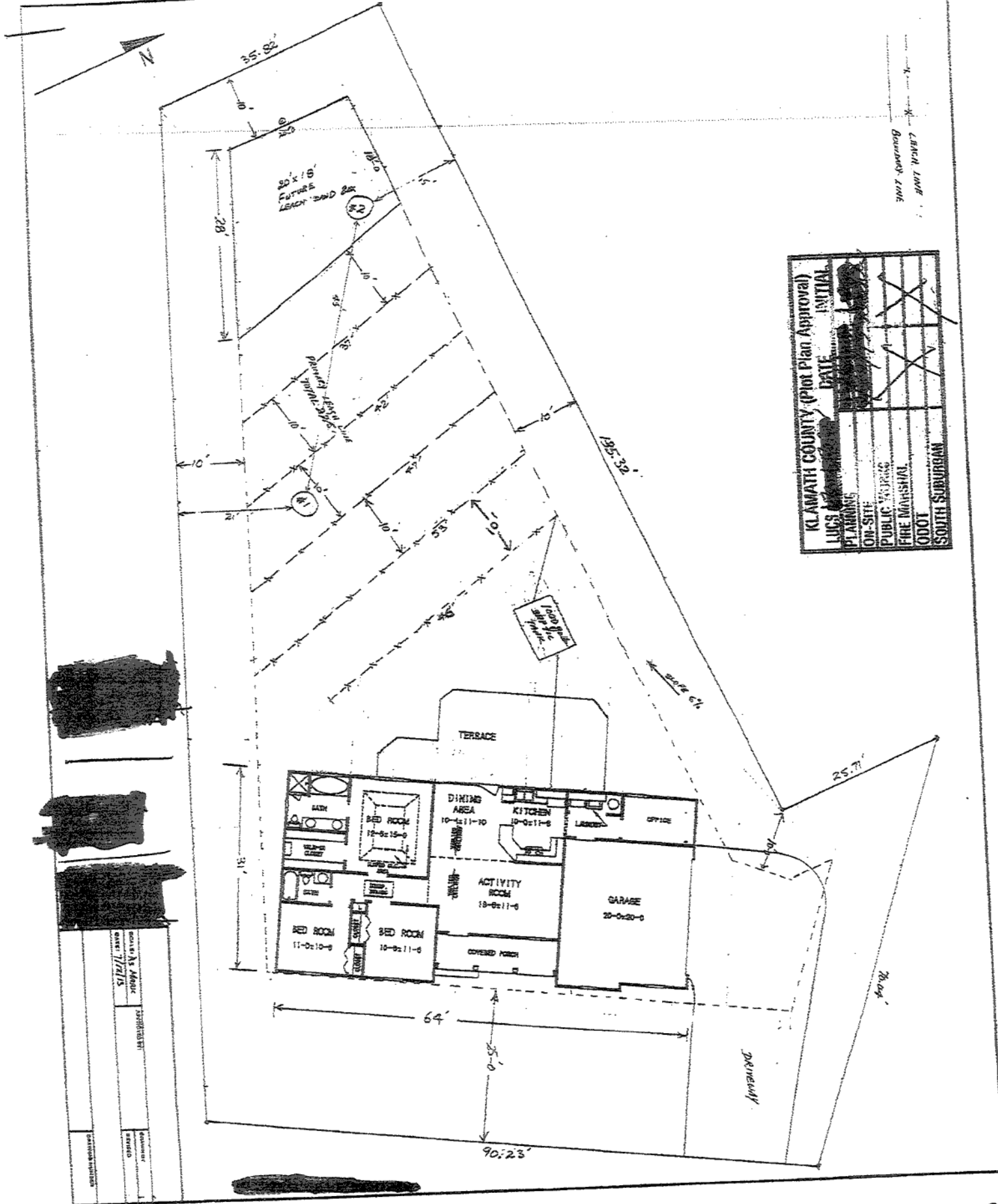
Contractor License # _____ Insurance Company & Policy # _____

Accepted by OREGON SHORES RECREATIONAL CLUB, INC., by: _____ Date: _____

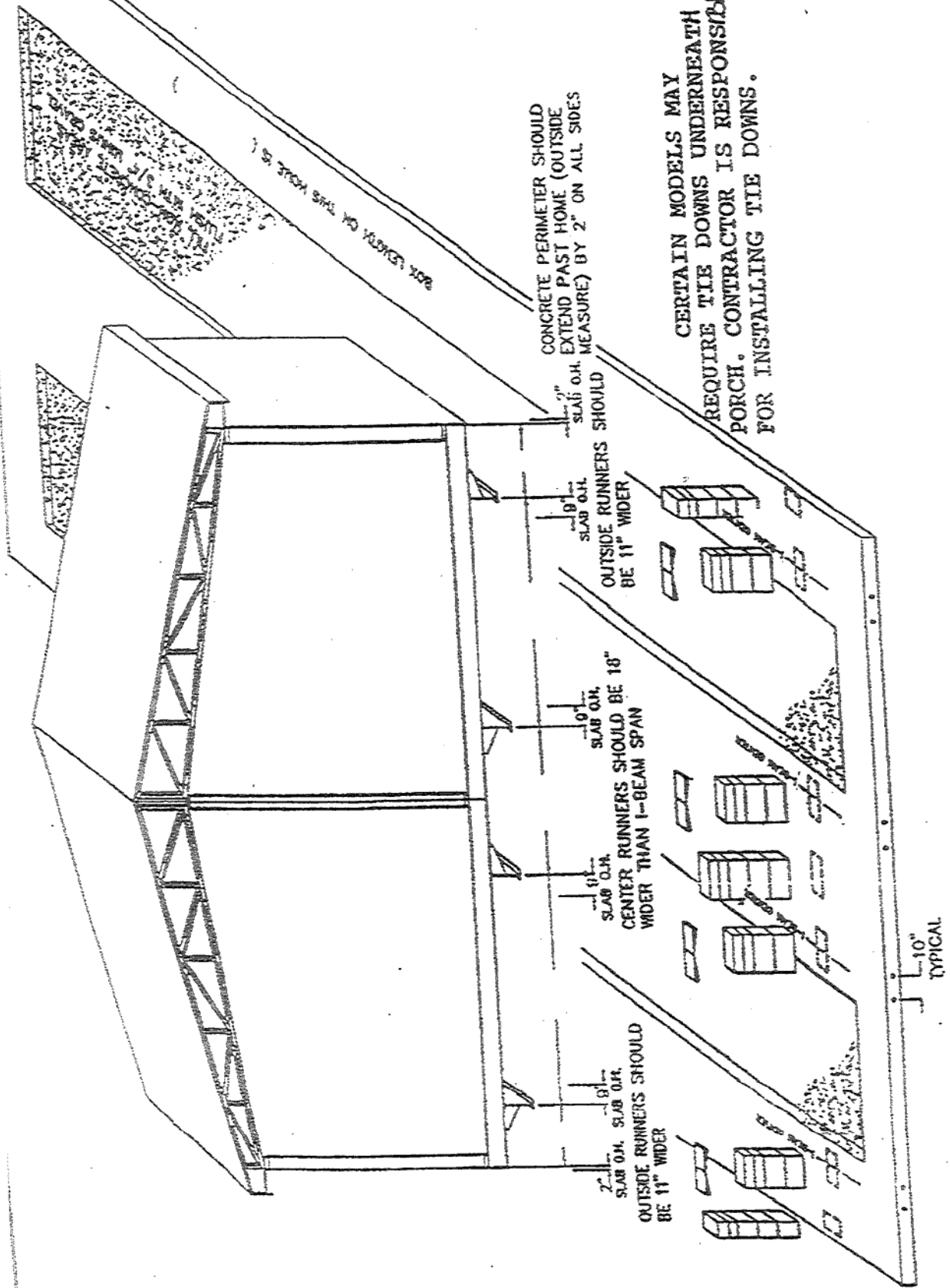
TITLE: _____

CLARK LAMB
 BOARDMAN LINC

| | |
|-------------------------------------|---------|
| KLAMATH COUNTY (Plot Plan Approval) | |
| LUSS | INITIAL |
| PLANNING | DATE |
| ON-SITE | |
| PUBLIC WORKS | |
| FIRE MARSHAL | |
| ODOT | |
| SOUTH SUBURBAN | |



OWNER: AS ABOVE
 OWNER: T/ALIS
 SUBMITTED BY: [Redacted]
 DATE: [Redacted]



CONCRETE PERIMETER SHOULD EXTEND PAST HOME (OUTSIDE SLAB O.H. MEASURE) BY 2" ON ALL SIDES

CERTAIN MODELS MAY REQUIRE TIE DOWNS UNDERNEATH PORCH. CONTRACTOR IS RESPONSIBLE FOR INSTALLING TIE DOWNS.

9" SLAB O.H. OUTSIDE RUNNERS SHOULD BE 11" WIDER

10" SLAB O.H. CENTER RUNNERS SHOULD BE 18" WIDER THAN I-BEAM SPAN

2" SLAB O.H. OUTSIDE RUNNERS SHOULD BE 11" WIDER

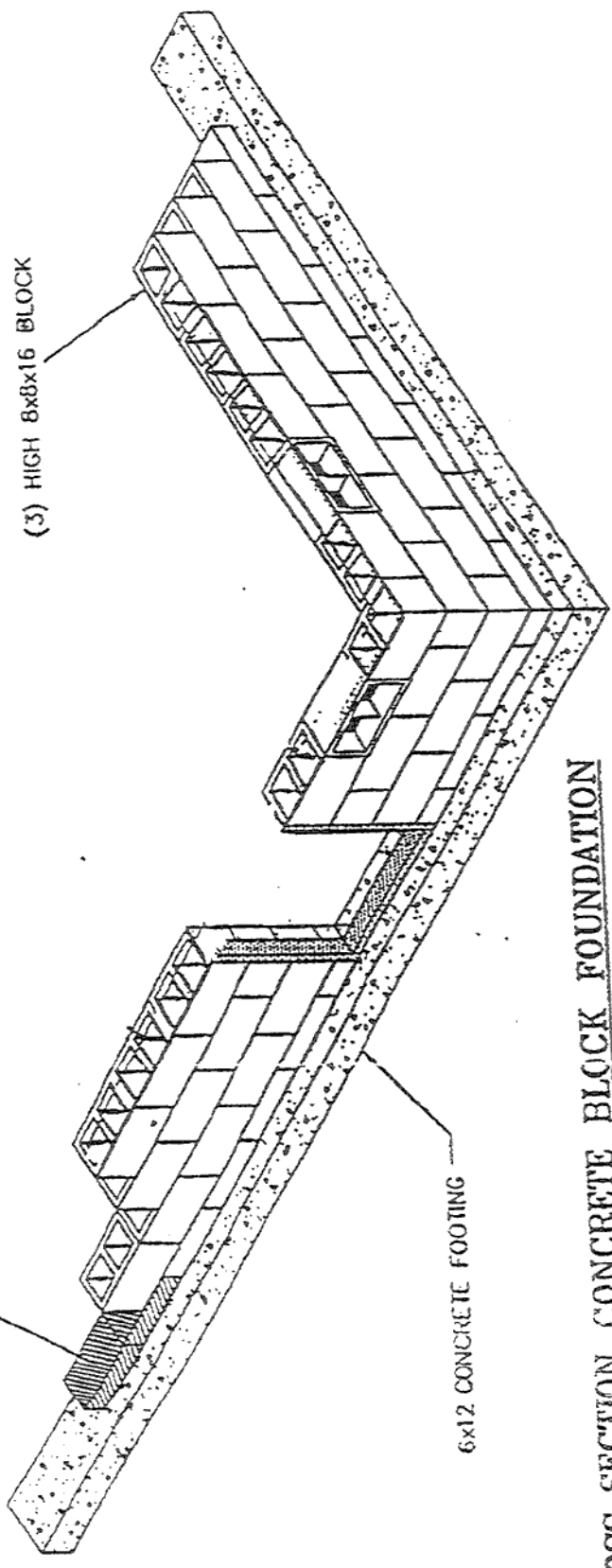
10" TYPICAL

DOUBLEWIDE SECTION VIEW

TYPICAL MANUFACTURED HOME FOUNDATION.

Check with your contractor for your plans.

NOTE:
4x8x16 BLOCK W/10" FRAME
6x8x16 BLOCK W/12" FRAME
ON BOTTOM COURSE



(3) HIGH 8x8x16 BLOCK

6x12 CONCRETE FOOTING

CROSS SECTION CONCRETE BLOCK FOUNDATION

TYPICAL MANUFACTURED HOME BLOCK FOUNDATION & SKIRTING.

Check with your contractor for your plans.