



ENVIRONMENTAL CONTROL BOARD (ECB) APPLICATION

Please be advised the application will not be reviewed until a completed application and all required documents and information have been submitted along with all required fees and deposits.

Please clearly type or print all information.

Date: _____ Sub-Association: _____

Homeowner Name: _____

Address: _____ Lot Number: _____

Home Phone: _____ Cell Phone: _____

Email: _____ Fax Number: _____

Please respond to me by: ☐ Email ☐ Fax ☐ Mail

If the law requires a permit from any government agency, a copy of the permit must be received at the BWA office for the Environmental Control Board files. **No construction deposits will be refunded without an onsite inspection, photos of the completed work and a copy of the final signed off permit.**

It is understood that the changes or modifications, which you are requesting, may not:

- Interfere with, nor obstruct any easements on your property or the adjoining property.
- Damage any landscaping or other improvements on your property, that of a neighbor, or the common grounds of the Association. If you do so, you are responsible for all repairs.
- Cause a nuisance or interfere with the peace or privacy of the other residents in the community.
- Be performed by unlicensed contractors or without the required permits from all government agencies.

Upon the approval of your ECB Application, the work must commence within forty-five (45) days and be completed in a reasonable amount of time. Failure to start the work in forty-five (45) days may require you to submit a new Application. You may not change contractors without advance written approval of the ECB.

If you do not receive an ECB response to your application within thirty (30) days, your request is automatically denied. Please contact the BWA office for information regarding the decision.

Please be advised that this approval is subject to county codes, setbacks, and permit conditions required. If at a later point it is found that you have not complied with these procedures, you will be held responsible for any and all changes that are required.

I/We understand and agree that the ECB approval is solely based on aesthetics, and accordingly, neither the ECB nor the Association shall be responsible for the quality of construction or installation of any improvements or my failure as the owner(s) and/or contractors to comply with any laws. I/We hereby agree to indemnify and hold the Association, and its employees, agents, officers, and directors, harmless from and against any and all claims, expenses, damages, suits, and the like (including, but not limited to, attorney's fees and costs outside of litigation, in litigation, and for any appeals) regarding the approval of the subject improvements.

In the event of any exterior changes, please be advised, you are responsible to ensure that the grading profile of the lot is restored to its original form to provide for proper drainage. Additionally, you are responsible for any landscape or irrigation damage caused during or following said installation. Lack of water will cause sod, plantings, bushes, etc., to die. Equipment being driven over the property can cause severe damage. No equipment or materials are to be stored on the roadway. Any damage to common property is also your responsibility. This not only protects the Association, but your property as well. The integrity of the grading is very important so please be sure to address this issue with your contractor.

Upon final inspection, if in compliance, your deposit(s) will be refunded. The Association may deduct from the deposit any amounts necessary to remedy damage caused by the owner and/or contractors to common areas or other property of the Association. In the event of damage caused to other property such as, but not limited to Sub-Association common areas or other residences) upon a claim being made against the deposit by the alleged damaged party, the Association will hold the deposit (or the claimed portion, whichever is less) until resolution of the claim between the claimant and the owner.

Homeowner's Signature

Print Name

HOMEOWNER NAME: _____ ADDRESS: _____

PLEASE CHECK ALL CORRESPONDING BOXES INDICATING WORK TO BE DONE

<input checked="" type="checkbox"/>	DESCRIPTION	ECB APPLICATION REQUIREMENTS	APP FEE	ECB DEPOSIT	ECB FINES
<input type="checkbox"/>	REPAINT HOME	2'x 2' color sample (body and trim colors) painted on home. Also submit the proposed color sample with application indicating color name, manufacturer and paint code. Specify which color is to be used for the trim and body.	\$200	\$1,000	\$2,000
<input type="checkbox"/>	PAINT DRIVEWAY	Color sample submitted with application.	\$200	\$500	\$1,000
<input type="checkbox"/>	LANDSCAPING	Must provide a photo of existing landscaping along with an explanation of what is being added and/or removed. You must include a plant list with quantity, size and species. If adding/replacing 25% or more, application must include a survey of your lot.	\$200	\$500	\$1,000
<input type="checkbox"/>	SOLAR PANELS	Survey showing proposed installation locations. Include product specification sheets to include style, color and material. Include color photos of type being installed.	\$200	\$500	\$1,000
<input type="checkbox"/>	HARDSCAPE (Driveway, walkway, patios, courtyards, decks & pool decks)	Lot survey, hardscape plan, product specifications (color, style, material).	\$200	\$500	\$1,000
<input type="checkbox"/>	EXTERIOR LIGHTING (Decorative, Security & landscape)	Diagram indicating location of fixtures on the house. Include a picture of the fixture(s) being installed along with specifications which include the style, color, lumens and wattage.	\$200	\$500	\$1,000
<input type="checkbox"/>	WINDOWS – DOORS – SHUTTERS – AWNINGS	Survey showing proposed installation locations. Include product specification sheets to include: style, color and shape of all glass, frames, and material. Include color photos of each type being installed.	\$200	\$750	\$1,500
<input type="checkbox"/>	SCREEN ENCLOSURE	Survey showing proposed installation location. Include product specification sheets to include style and color of all screens, frames, and material. Include color photo of type being installed.	\$200	\$750	\$1,500
<input type="checkbox"/>	FENCING	Survey showing proposed installation location. Include product specification sheets to include material, style and color of all posts, panels and gates. Include color photo of type being installed.	\$200	\$500	\$1,000
<input type="checkbox"/>	GENERATOR	Survey showing size (dimensions), exact location of the slab, generator and propane tank. Landscape plan that includes a plant list with quantity, size and species to be planted to screen from street and neighbor's view	\$200	\$1,000	\$2,000
<input type="checkbox"/>	IRRIGATION WELL	Survey with well, pump and motor location. Include a landscape plan that includes a plant list with quantity, size and species to be planted after installation if needed to screen from street/neighbor's view.	\$200	\$1,000	\$2,000
<input type="checkbox"/>	ROOF REPLACEMENT	Color picture showing the roof material/tile type, style and color. Include a photo of home with current roof material/tile and house color with application.	\$200	\$2,500	\$5,000
<input type="checkbox"/>	POOL OR SPA INSTALLATION or RESURFACING	Survey showing pool and equipment location. Provide specifications of materials to be used including pool & deck material and landscaping to include a plant list with quantity, size and species to be planted.	\$200	\$2,500	\$5,000
<input type="checkbox"/>	GUTTERS	Diagram indicating location of gutters and downspouts on the house and product specification sheet(s) to include style, color and locations.	\$200	\$250	\$500
<input type="checkbox"/>	NEW CONSTRUCTION OR ADDITION	(2) Sets of architectural plans to include exact specifications, colors, materials, locations, finishes, as well as a lot survey and landscape plan.	\$200	\$5,000	\$10,000
<input type="checkbox"/>	REMOVAL OF EXISTING BUILT ELEMENTS	Removal of any architectural elements on a house or property (a portion of the house, awning, pool, spa, patio, screen enclosure, screened porch, fence, railing, architectural detail, window(s), door(s), accent and/or privacy walls, etc.)	\$200	\$1,000	\$2,000
<input type="checkbox"/>	OTHER	_____	\$200	TBD	TBD

Failure to submit a completed application along with the required fees AND receiving ECB approval along with any required county permits prior to starting the project will result in cumulative minimum monetary penalties listed above.

HOMEOWNER NAME _____

ADDRESS: _____

****Please advise the neighbors on either side of you regarding your upcoming project as a courtesy to them. Advise all contractors they must follow parking regulations (odd/even days) as well as not blocking driveways or the flow of traffic.****

All Applications Must Include:

- ☐ 1. **Non-Refundable Application fee of \$200.00**, and a separate deposit check, both made out to Breakers West Association. (This fee is subject to change by the ECB at its discretion and without prior notice.)
- ☐ 2. Copy of contractor's plans, specifications and/or materials list as it applies to project.
- ☐ 3. Copy of contractor's occupational license.
- ☐ 4. **If applicable:** a copy of homeowner's property survey, indicating location of changes or modifications, along with measurements for: remodeling or construction, fence installation, landscape projects, pool installation or remodeling, driveway modifications and irrigation wells.
- ☐ 5. Contractor's Certificate of Liability Insurance and Workers Compensation. Certificate of Liability Insurance **must have the "ADDL INSD" box checked as well as state the following verbatim:**
Owner's name and address & Breakers West Association, 937 Dickens Pl, West Palm Beach, FL 33411 are listed as additional insured.
- ☐ 6. Pictures of the property before the work is started.

Please be advised that the application review will not begin until all information is complete and all required fees are paid.

Deposits are refunded when job has been completed and the following is provided to the BWA office:

- 1. Photograph showing the completed project.
- 2. If applicable: A copy of the County's signed off Final Inspection Permit.

The application must be submitted in its entirety. We are sorry, but applications will not be added to the agenda until they are complete. The completed application and or deposit request must be submitted to the Breakers West Association no later than the Friday before the ECB meeting at 12 noon.