

**CROSSBOW**  
**RANCH**  
**WILDLIFE PRESERVE**  
ARCHITECTURE COMMITTEE REVIEW

Owner(s): Denise Anderson Lot: 53

Date Reviewed: / / Date Received: / /

Reviewed By: Tom Longmire, John P. Beauregard, Brandy Vance, Donald Sampson; Caitlyn Hitt  
(the Board of the Crossbow Ranch Property Owners' Association)

**Lot:**

Does the home location meet the required setback requirements on all borders? Yes

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**Dwelling:**

Does the above structure contain adequate square footage? No

- Structure is a shed that has been finished inside.

Permanent or Temporary Structure:

- Permanent due to water and sewer connections.

**Exceptions / Variances:**

- As the primary dwelling on a lot, the dwelling would not be allowed based on the POA's Covenants, Conditions and Restrictions. The dwelling does not meet the minimum square footage requirements of 800 sq ft.
- As a secondary dwelling (structure), the POA's Board approves the variance request (allowing the structure to remain) with the following conditions and restrictions:
  - The structure can never be the primary dwelling on the lot.
  - The structure may not be altered beyond normal repairs and maintenance without increasing its' size to 800 sq ft.
  - The structure may only be used as additional finished area to the primary dwelling where no one sleeps.

I hereby state that the above named property owner is in compliance with the Crossbow Ranch and Wildlife Preserve Declaration of Covenants, Conditions and Restrictions based on this application.

Reviewed by: John Kappus Date: \_\_\_\_\_  
Architctural Committee Chair - Crossbow Ranch & Wildlife Preserve POA

Approved by: Tom Longmire Date: 12/8/2018  
Tom Longmire  
President, Crossbow Ranch Board of Directors  
Crossbow Ranch & Wildlife Preserve POA

