

## What is the A.C.C.?

The ACC is the Architectural Control Committee. The ACC is a committee of homeowners, to whom; all proposed exterior property modifications must be submitted. The committee reviews the proposed modifications to ensure that they are in accordance with the community's current deed restrictions, rules and or regulations. All decisions by the committee are based solely on compliance with these restrictions.

While the vast majority of proposals are approved as is, some are approved as contingent upon specified amendments to the original proposal. These amendments are made, as needed, to assure that the project will comply with all current community restrictions. These contingencies or stipulations must be adhered to during the modification process or the homeowner(s) will be required to remove the modification at their own expense.

Proposed modifications, which the ACC has determined to be contrary to community standards, will be rejected. Rejection only occurs if/when the proposal cannot be modified to comply with the community guidelines. Any rejection of a proposal may be disputed. To dispute the rejection of a proposal, the homeowner should contact [McNeil Management](#) to schedule a hearing by the Board of Directors at an upcoming board meeting.

All exterior modifications, other than normal maintenance, *MUST* be submitted to the ACC in writing for prior approval. To be considered, all proposals must be submitted using a [Change Request Form](#) and accompanied by all necessary drawings, plans, permits, etc. Failure to follow this approval procedure will result in the homeowner being required to remove any/all unapproved modifications at their own expense. Permission will not be granted after the fact.

**Please note:** Just because you see that a modification has been made at another lot, does not entitle you to make a similar modification without first receiving ACC approval. Many modifications were allowed prior to the transition from an M/I Homes Board of Directors to a homeowner board. Now that transition has occurred, the homeowner boards have been enforcing the guidelines. The easy way to determine if your desired exterior modification falls within community standards is to ASK BEFORE YOU PROCEED.

Anyone can volunteer for a position on this or any other committee within our community. The Board of Directors is responsible to appoint committee members from the list of volunteers and to provide oversight for each committee. If you are interested in serving on a committee, please contact management. We welcome your participation.

Respectfully submitted by,

The Architectural Control Committee of Hickory Lake Estates