

**Application for New Construction, Exterior Remodel or  
Lot Modification in Renegade Mountain (11-20-22)**

**Authority:** Restated and Amended Declaration of Covenants, Conditions, Restrictions and Easements for Renegade Mountain, dated November 20, 2021, Article XI

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***Property Owner's Information***

Name(s): \_\_\_\_\_

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

Phone No.: \_\_\_\_\_ Email: \_\_\_\_\_

***Property Information***

Block No. \_\_\_\_\_, Lot No(s). \_\_\_\_\_ of Renegade Mountain      Pre-1972 ( Y / N )

Legal Description of Lot(s): \_\_\_\_\_

***Contractor's Information***

Contractor's Name: \_\_\_\_\_

Contractor's Address: \_\_\_\_\_

Contact Person's Name: \_\_\_\_\_

Contact Person's Phone No.: \_\_\_\_\_

Contact Person's Email: \_\_\_\_\_ TN License No. \_\_\_\_\_

**Applicants seek approval of their plans to:**

- \_\_\_\_\_ 1.      Build a new home on the vacant lot(s) identified
- \_\_\_\_\_ 2.      Exterior Remodel or Addition to the existing home on the lot(s) identified
- \_\_\_\_\_ 3.      Install, replace or add to other improvements on the lot identified (i.e. landscaping, fence, pool, outbuilding, etc.)

**Brief Description of Project (Size, Dates, Sketch, Utilities, etc.) (Use back for additional space)**

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**Preliminary Review:** At this stage in the process, applicants are STRONGLY encouraged, but not required, to submit their preliminary plans, elevations, materials, colors and other ideas to the Architectural Review Committee (ARC) for a preliminary review. The intent of the preliminary review is to avoid the applicant incurring extensive design costs that may not be approved. The ARC will give feedback to the Applicant on project suitability and what requirements and changes may be needed for the plans, etc. to be approved. Review fees are due at the time of submission of the application.

**Final Review:** No later than 60 days prior to the Applicant's intended construction start date, the Applicant shall deliver to the ARC (2) two sets of the documents specified herein and pay the standard review fee of \$500.00 for new home construction, or \$250.00 for modification or addition to an existing home or lot. After the final review and disposition, the ARC will retain one (1) set of the submittal documents (package). The ARC will issue, in writing, either an approval, disapproval, or approval with conditions within (30) thirty days of receiving the application, all required/requested supporting documents (package) and fees required for the review. If the ARC fails to issue a determination on the submittal, within (30) thirty days of receiving all required items (package and fees), then the plans, etc. will be deemed to be approved.

**Documents & Things Required for Review:** The following documents and things shall be submitted to the ARC in duplicate for review as applicable and identified for the proposed project **(the ARC reserves the right to specify among the following items for submission, or add additional items as deemed necessary):**

- \_\_\_\_\_ Copy of Most Current Deed
- \_\_\_\_\_ Site Plan (scale 1" = 20' at a minimum)
  - \_\_\_\_\_ property lines, easements, setbacks and rights of way
  - \_\_\_\_\_ driveways, sidewalks and walkways (indicate surface material)
  - \_\_\_\_\_ current and proposed ditches, culverts, swales, drainage plan
  - \_\_\_\_\_ foundation line and roof drip line
  - \_\_\_\_\_ pools, decks, patios

- final grading with elevation contours and runoff directional flow
- proposed placement, connection and routing of utilities
- any other improvements anticipated by Applicants
  
- Interior Floor Plans (scale 1/8" = 1' at a minimum)
- Exterior Elevations (scale 1/4" = 1' front; 1/8" = 1' side and rear at a minimum)
  - front, all sides, rear elevation
  - exterior doors, windows, fences, mechanical equipment placement
  - decks, balconies and roof lines
- Building sections (scale 1/4" = 1' at a minimum)
  - detail wall sections
  - detail roof sections, pitch and type
- Exterior colors/finishes/materials
  - product specifications
  - manufacturer/model
  - product sample/photo/color chip
- Electric Plan
  - exterior lighting
- Landscape Plan
  - Identify location of wetlands and Conservation Easement buffers, if any
  - Identify new landscape materials and color (mulch, pine straw, hardscapes, etc)
  - Identify new plants, trees, and shrubs by common name
- Payment of Plan Review Fee to Renegade Mountain Community Club

Date Complete Application Received: \_\_\_\_\_ Construction Start Date: \_\_\_\_\_

**Applicants agree to comply with the terms of the Restated and Amended Declaration of Covenants, Conditions, Restrictions and Easements For Renegade Mountain, dated November 20, 2021, of record at Book 1630, Page 1534, as may be further amended, in the recorded documents in the Cumberland County Register's Office and the Architectural Guidelines for Renegade Mountain, a copy of which is available upon request, and the plans and specifications as approved by the ARC for Applicant's construction project, all of which are**

incorporated herein by reference. Failure to do so may subject Applicants to legal or equitable action. Should such legal or equitable action be brought by the Renegade Mountain Community Club (RMCC) or the ARC, and should they prevail, Applicants will pay all RMCC's reasonable costs and attorney fees. Applicants will not apply for governmental permits to build until such time as the plans have been approved by the ARC.

\_\_\_\_\_  
Applicant

\_\_\_\_\_  
Date

\_\_\_\_\_  
Co-Applicant

\_\_\_\_\_  
Date

**APPROVAL OR REJECTION OF APPLICATION**

The Application and Plans are \_\_\_\_\_ Approved \_\_\_\_\_ Rejected \_\_\_\_\_ Approved with Conditions (see attached determination letter).

\_\_\_\_\_  
Board/ARC Member

\_\_\_\_\_  
Date

\_\_\_\_\_  
Board/ARC Member

\_\_\_\_\_  
Date

\_\_\_\_\_  
Board/ARC Member

\_\_\_\_\_  
Date

Please Hand Deliver to the RMCC or if necessary,  
Deliver Application and Submittals To:

Renegade Mountain Community Club  
3357 N. Main St., #198  
Crossville, TN 38555  
931-337-2379  
RenegadeMtnTn@gmail.com