

Variance Procedures for Owner

Huntington Park HOA

1. Owner obtain a variance form from Kenrick Corporation
2. Owner obtain proposal/estimate/quote from fully insured contractor
3. Owner complete variance form including:
 - a. Full description of modification including style, color, materials
 - b. Contractor's name & contact information
 - c. On 3rd page of variance, check spaces regarding drawing/plans, proposal/estimate/quote including brochure, pamphlet, tear sheet showing style, color, material
 - d. **D. Include general liability AND workers' compensation insurance certificates for contractor. Huntington Park will not allow any contractor to work on the property who does not carry both insurances. This rule also applies for contractors who don't have any employees.**
 - e. **E. Along with any insurance certificate we require the homeowner to be listed as the certificate holder. Additionally, we require you to be listed as "additionally insured" along with the job description in the Description of Operations.**
 - f. Complete Homeowner Notification form and have neighbor(s) sign.
4. Owner sign variance
5. Submit variance, proposal/estimate/quote, & insurance certificates to Kenrick Corporation office, 3495 Winton Place D4, Rochester, NY 14623 to the attention of the Variance Team, via email to variances@kenrickfirst.com
6. Once variance & all required documents are received, Kenrick Corporation will submit variance to Board of Directors for review. The Board has up to 30 days to review and make a decision.
7. Once a decision is made & variance is signed by the Board of Directors the owner will be notified of the Board's decision.
8. Work is to be completed within 30 days of approved variance. If this is not possible, due to ordering product or weather, the owner must note this in the variance or to Kenrick Corporation with an explanation (i.e. product must be ordered, weather, etc....)

Property Management office:

Kenrick Corporation
3495 Winton Place, D-4
Rochester, NY 14623
585-424-1540
www.kenrickfirst.com

HUNTINGTON PARK HOMEOWNERS ASSOCIATION

REQUEST FOR VARIANCE

(Please Use Pen ONLY)

To: Board of Directors (BOD)
Huntington Park Homeowners Association, Inc.
c/o Kenrick Corporation
3495 Winton Place, D-4
Rochester, N.Y. 14623

From: Homeowner Name: _____
Address: _____
Phone: (H) _____ (Other) _____
E-Mail: _____

In accordance with the Huntington Park Homeowners Association "Declaration & By-Laws," and the "Rules and Regulations," I request approval to make the following changes, alterations, renovations, additions and/or removals to my unit:

Is this an amendment to a previous request? _____

If yes, approximate date of previous request: _____

Note: Applications should be received at least two weeks before the Board of Directors meeting to appear on the agenda.

Date Received by the Management Company: _____ Date Processed by the BOD _____

I understand that under the "Declaration & By-Laws" and "Rules and Regulations," the BOD will act on this request and the management company will provide me with written response of their decision within 45 days of the submission of this document. I further understand and agree to the following provisions:

1. No work or commitment of work will be made by me until I have received written approval from the BOD via the management company.
2. All work will be done at my expense and all future upkeep will remain at my expense or future homeowner's expense.
3. All work will be done expeditiously once commenced and will be done in a good professional manner by the contractor.
4. All work will be performed at a time and in a manner to minimize interference and inconvenience to other unit owners.
5. I will assume all liability and will be responsible for all damage and/or injury which may result from performance of this work.
6. I will be responsible for addressing inappropriate conduct of all persons, agents, contractors, and employees who are connected with this work.
7. I will be responsible for complying with all applicable federal, state, and local laws; codes; regulations; and requirements in connection with this work, and I will obtain all necessary governmental permits and approvals for the work.
8. I understand and agree that the Huntington Park Homeowners Association and its Board of Directors have no responsibility with respect to such compliance as outlined above and that the Board of Directors' approval of this request shall not be understood as the making of any representation or warranty that the plans, specifications, or work comply with any law, code, regulation, or governmental requirement.
9. I understand that the initial denial decision regarding this variance request is not final. The Board of Directors may decide to reverse or modify its initial decision following consideration of a written appeal by the homeowner if made to the Board within thirty (30) days after the initial decision.
10. I understand if said construction is not in compliance with the approved variance, I am responsible for all costs associated with complying with the approved variance.
11. No modifications are to be made to the Huntington Park Homeowners Association Common Property. The unit owner will be responsible for the cost to repair any damages made to the common property by the unit owner or their contractor.
12. I understand I am responsible to notify my neighbors in my building of this request.
13. I understand the contractor is responsible to remove all resulting debris. If the contractor does not remove the debris, I am responsible for the removal.

14. I have provided the following **REQUIRED** items in this variance request

(Check each line)

____ The name, address and contact information of the contractor

____ A labeled drawing (to scale) or blueprint of my plans

____ A copy of the proposal from the contractor with a detailed description of the work to be performed and product information, e.g.: brochures, cut sheets, photographs, detailed material list

____ A copy of an insurance certificate from my contractor listing General Liability Insurance and workers compensation coverage in effect presently and at the time the work is completed

____ Homeowner listed as additionally insured and listed as the certificate holder on the contractor's insurance form

____ Homeowner notification pages for all units in my building.

15. I agree to contact the Management Company when the variance work is completed.

(Homeowner's Signature) (Date)

Actions Taken by the Board of Directors (BOD)

____ Approved as Requested

____ Approved with the Following Exceptions:

____ Not Approved

Reasons for decline of approval: _____

(Signature of the President, Board of Directors)

(Date)

Action Taken by the Management Company

____ On this date the homeowner was mailed a written decision of the Board of Directors regarding this variance proposal.

(Signature of the Representative of the Management Company) (Date)

Neighbor Notification

(To notify your neighbor of the work you are doing)

I, _____ am notifying you, my neighbor, at unit # _____
(Name of homeowner with Variance) *(Address of neighbor)*
of the following variance request which I will be submitting to the Board of Directors. I am
requesting the following changes to my unit:

Please sign below showing you have been notified of, and do not object to, my intentions to change the outside appearance of my unit. Please note that this variance has not yet been submitted or approved by the Board of Directors.

Neighbor Signature

Date

If you, my neighbor, have any concerns please list them below:
