Lindsford Neighborhood 1 Homeowner’s Association
Architectural Review Committee (ARC)

Guidelines for Installation of Continuous Curbing for Flowerbeds & Borders

Installation of a permanent continuous concrete curbing border around flowerbeds or along the sides of homes requires approval of an ARC Application prior to initiating work. All applications submitted to the ARC to request approval of continuous curbing around single family and twin villa residences within the Lindsford community must adhere to the following requirements and use conditions:

1. The ARC review form must be completed in full, including an executed copy of this Guideline and an 8 ½” x 11” copy of the plat, showing the proposed location of the continuous concrete curbing (distances from adjacent walls of the house or other structures must be clearly indicated on the drawing).

2. All installations of continuous concrete curbing require prior written ARC Approval, and homeowners must comply with all requirements and conditions of the ARC Approval. The homeowner will be required to remove any continuous curbing that is not in compliance with these Guidelines or the resulting ARC Approval letter, at homeowner’s sole expense.

3. The continuous concrete curbing must be laid on ground where sod has been removed – not poured directly on top of the sod.

4. The concrete used in the continuous curbing must be dyed to match the driveway pavers – it cannot be un-dyed gray concrete. The color must be approved in advance by the ARC.

5. The finished surface of the curbing must be stamped or scored to resemble paver bricks.

6. The ARC Application must include a profile of the continuous curbing to be installed, clearly showing the dimensions.

7. The homeowner assumes sole responsibility for relocation of any irrigation lines or heads required by installation of the continuous curbing, with such work to be performed only by the HOA’s authorized irrigation contractor, at the homeowner’s expense.

8. The homeowner assumes sole responsibility for any damage to the continuous curbing if the irrigation company requires access to repair/replace irrigation lines running beneath the continuous curbing that were not relocated prior to installation of the continuous curbing.
9. The homeowner assumes sole responsibility for maintaining the integrity of the continuous concrete curbing and for making any repairs needed to keep the curbing in acceptable condition, as determined by the Architectural Review Committee.

10. Lindsford Neighborhood 1 HOA Inc assumes no responsibility for damages caused to the continuous curbing by any landscape maintenance operation.

I have read and agree to abide by the terms and conditions of this Guideline:

__________________________________________  ____________________________________
Homeowner                                                 Date