

# **GRAND HAVEN MASTER ASSOCIATION BOARD OF DIRECTORS POLICY STATEMENT**

## **MODIFICATION ARCHITECTURAL DESIGN COMMITTEE PURPOSE, AUTHORITY AND PROCEDURES**

The purpose of the MADC is to review applications from owners regarding requests to make changes in the exterior of their property. The decision to approve or deny an owner's request should be consistent with and in accordance with the current ADC Standards and any applicable governmental documents. If the application is accompanied by insufficient information, the request will be denied pending submission of the requested information and the rescheduling at a future MADC meeting.

The authority of the Architectural Design Committee is derived from the establishment of such as stated in the Master Declaration of Grand Haven. Initially, the developer and designated Declarant were responsible for enforcing the established architectural guidelines. In 2013, the Declarant assigned the responsibility of enforcing the guidelines pertaining to the modification of the exterior of residential properties, to the Master Association (MADC), while retaining the responsibility regarding all new construction (NCADC). Subsequently, the title of the official document pertaining to both committees was changed from the Architectural Design Guidelines to the Architectural Design Standards.

The ADC Standards are viewed as a living document and as such is revised every three years. Throughout each three year period, a member of the MADC is responsible for maintaining a list of any issues, concerns, unresolved questions or need for any clarification of any portion of the existing standards. The Architectural Design Revision Committee is comprised of the GHMA Board President, the GHMA/MADC Liaison, the NCADC Chairperson, the MADC Chairperson and the MADC Vice-Chairperson. Any resident who wishes to submit a recommendation for a change to the standard may do so by submitting their request to any MADC member for consideration at the time of the next revision.

The Standards Review Committee meets weekly for two to three months and reviews each item on the list to insure that it is in accordance with Federal law, State law, our governing documents and current relevant research. All recommended changes must be approved by the NCADC Chairperson and by the GHMA Board of Directors at a regularly scheduled meeting. At that meeting, the input from property owners is solicited prior to action by the Board

Adopted: April 19, 2024