

Sunrise Presidio East Homeowners Association
5455 N. Via Arancio
Tucson, AZ 85750

SPE HOA INSPECTION REPORT

Date: _____

Property Address _____

Dear _____

The SPE Architectural Committee has begun its inspection of the neighborhood. Because of your help, we live in a beautiful, well-kept community. However, time is taking its toll on our buildings, landscape and walks. Most of the issues we are asking to be addressed are time related (rather than neglect).

While this inspection isn't an *official home inspection*, we had a general contractor assist with the task. He not only helped identify compliance issues, he spotted problems like live termite trails and stucco softening that owners may want to address immediately.

We appreciate your prompt attention to any item that is not in compliance with our CC&R's.

Together we can keep our neighborhood desirable and our property values high.

These are violations of the CC&Rs and must be corrected by _____.

Should you have any questions or concerns, please do not hesitate to contact Architectural Chair.

Sincerely,
SUNRISE PRESIDIO EAST HOMEOWNERS ASSOCIATION, INC.

By: _____
On behalf of the Board of Directors

cc: Enforcement File

SPE HOA INSPECTION REPORT

During a recent inspection by the Architectural Committee and the Landscape Committee on _____ it was noted by the undersigned, that the home is not in compliance per CC&Rs Article XIII USE RESTRICTIONS.

Non Compliance Issues are checked below.

- ____ House needs to be completely painted.
- ____ A/C and/or duct work needs to be painted.
- ____ Stucco damage _____
- ____ Mildew and dirt need to be removed.
- ____ Garage door and/or surrounding trim need to be painted the same color.
- ____ Garage doorstops damaged/need painting.
- ____ Garage door needs to be replaced
- ____ Keypads outside garage need to match trim.
- ____ Front door needs to be approved color.
- ____ Front door/security screen needs to be painted.
- ____ Gate needs to be painted.
- ____ Cable wires need painting.
- ____ Gas meter and/or electrical boxes need painting.
- ____ Water pipes in front need painting.
- ____ Screen(s) needs replacing _____
- ____ Electrical box should be calked to prevent leaks (not mandatory).
- ____ Sidewalk is lifting and needs to be repaired.
- ____ Driveway is lifting and needs to be repaired.
- ____ Bird block(s) in the roof tile is missing.
- ____ Unauthorized free standing structure _____
- ____ House/Yard Art needs to be removed.
- ____ Kennel and/or Dog Run
- ____ Satellite and/or Wireless Dish Placement
- ____ Any unapproved construction
- ____ Separation between wall and house or side wall and back wall needs repair.
- ____ Other Architectural Violations/Issues _____
- _____
- ____ Shrubs need trimming and shaping.
- ____ Weed Control: Yard/Driveway/Sidewalk.
- ____ Remove Dead Vegetation.
- ____ Cactus or other foliage overhanging sidewalk.
- ____ Tree Pods and Flower droppings need to be removed.
- ____ Front yard stones and/or gravel need refreshing.
- ____ Trim growth overhanging walls into common area.
- ____ Removal of trimmings dumped into the common area for disposal.
- ____ Tree needs trimming: a 14 foot clearance is required over street and sidewalks
- ____ Coil water hose neatly
- ____ Other Landscape Violations: _____
- _____