

**STONEWATER HOMEOWNERS ASSOCIATION**  
**ARCHITECTURAL CONTROL COMMITTEE (ACC)**  
**SHORELINE/DOCK CHECKLIST**

Lakefront owners **must** complete this checklist for any modification taking place within 10 feet of the water's edge.

- Attach your Land Title Survey (Mortgage Survey)** provided at the time of closing. Applicant has confirmed this proposal does not infringe on any easements, flood plains, or required setbacks.
- Attach a current photo of the proposed location for modification.
- Attach a copy of your site plan illustrating your proposed shoreline and/or dock location, including all dimensions.
- Attach a detailed list and description of the type of construction and all materials and colors for the proposed shoreline/beach and/or the dock.**
- Verify all the following applicable minimum requirements are met (See Covenants, Conditions, and Restrictions (CC&R's) Article VII, Section G, Paragraph 2, Section Q, Paragraphs 5 and/or 6, along with Exhibits C and C1 [attached below as an addendum], including, but not limited to the following:

**Beach Requirements**

- A beach, consisting of beach sand across the entire width of the Lot starting at the water's edge and extending seven (7) feet upland from the water, is installed.
- A row of cobblestones three (3) feet wide, 2-4 inches in diameter, is installed adjacent and parallel to the beach across the entire width of the Lot.
- **CC&R's Exhibits C and C1, which shows the acceptable shoreline construction requiring a ten (10) foot setback from the normal lake level water's edge.**
- The ACC will allow some variations in material and design to address individual lot impediments on a case-by-case basis. These variations shall not infringe on the 10-foot setback and will not impede or block the flow of water, allowing the amount of water to continue to be displaced equally among the lakefront properties . Illustration of acceptable variations on posted on our website (<https://stonewatersub.org/wp-content/uploads/2020/08/Beach-CCR-RulesExamples-061920b2.pdf> ).

**Dock Requirements**

- Only one dock per Lot is permitted on waterfront Lots.

- On Heather Lake and Mystic Lake, all docks shall be installed parallel to the shoreline and will not exceed sixteen (16) feet in length and five (5) feet in width.
- On Parkshore Lake, Teal Lake, Stoneridge Lake and Spring Hill Lake, docks may be installed perpendicular to the shoreline, and shall not exceed twenty-four 24-feet in length, and shall not exceed five 5-feet in width. On these four lakes, an attached side-by-side platform at the far end from the shore, not to exceed 5-feet in width and 10-feet in length is permitted (this width is in addition to the main dock width).

**My signature below indicates that I have completed all the actions listed above in preparing this modification request. I have also shared this Information with my contractor (if applicable).**

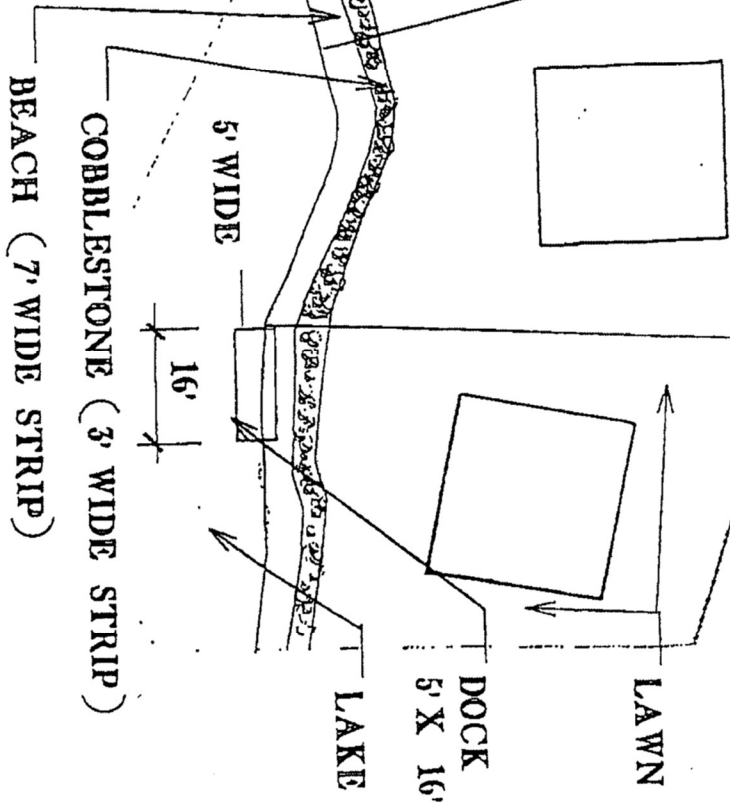
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Owner's Signature

Date

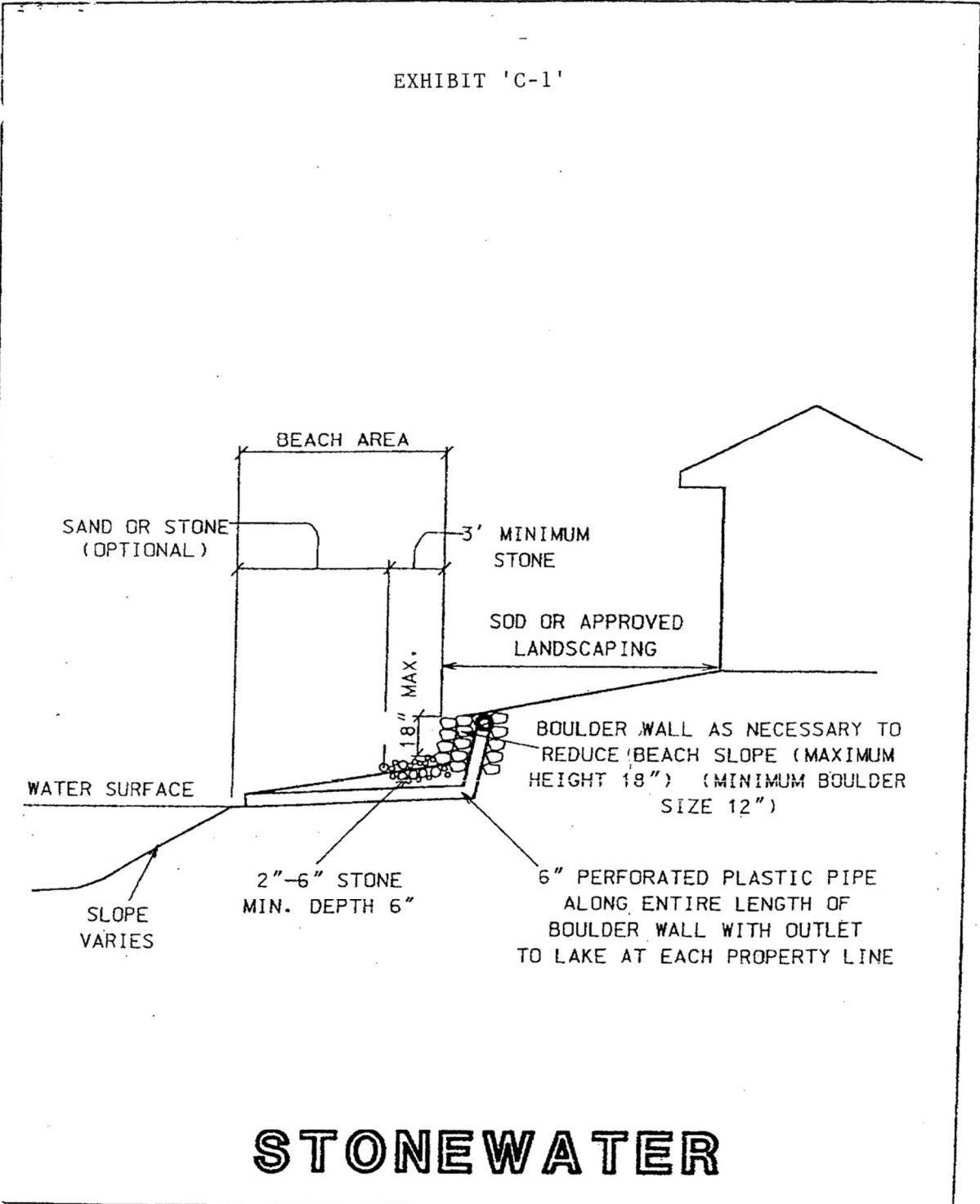
NOTE: LAKE EDGE WILL BE ESTABLISHED DURING SITE MASS GRADING COBBLESTONE & BEACH WILL BE CONSTRUCTED DURING HOME CONSTRUCTION

NOTE:  
DOCK TO BE NO MORE THAN 3' FROM SHORE LINE



# TYPICAL LAKE EDGE TREATMENT

EXHIBIT 'C-1'



# STONEWATER

written consent of Giffels-Webster Engineers, Inc.

**GWE**  
**Giffels-Webster Engineers, Inc.**  
 ENGINEERS LAND SURVEYORS PLANNERS LANDSCAPE ARCHITECTS  
 2871 BOND STREET, ROCHESTER HILLS, MI. 48065  
 (248) 857-9100

DATE: 8/20/01	CHECKED BY	DATE	SCALE: 1"=10'
DRAWN: ST			SHEET: 1 OF 1
DESIGN: DP			
PROJECT NUMBER			1000 10-10700