

ARCHITECTURAL REVIEW APPLICATION FOR NEW CONSTRUCTION

MIDDLE ISLAND ARCHITECTURAL REVIEW COMMITTEE (MI ARC)

PO Box 3030
Bald Head Island, North Carolina 28461-7000
910-457-4676

(Page 1 of 4)

Please check one:

Date: _____

- | | |
|---|--|
| <input type="checkbox"/> Preliminary Review Application | <input type="checkbox"/> \$3000 New Construction Review Fee |
| <input type="checkbox"/> Draft Review Application | <input type="checkbox"/> \$6,000 – 10,000 New Construction/Renovation Deposit |
| <input type="checkbox"/> Final Review Application | <input type="checkbox"/> \$1/heated square foot Non-refundable construction impact fee |

Lot # _____ MI House# _____ MI Street Name _____

Mailing Address _____

Telephone _____ Email _____

Architect/Designer _____

Mailing Address _____

Telephone _____ Email _____

Builder _____

Mailing Address _____

Telephone _____ Email _____

Surveyor _____

Telephone _____ Email _____

Landscape Designer _____

Telephone _____ Email _____

Variance Requested (Describe on Architectural Questionnaire)

NEW CONSTRUCTION ARCHITECTURAL QUESTIONNAIRE

(Page 2 of 4)

Form(s) to be completed, as required, by all architects/designers submitting documents for consideration at Draft, Preliminary and Final stages.

Lot # _____ MI House # _____ MI Street Name _____

Property Owner _____

Mailing Address _____

Telephone _____ Email _____

Architect/Designer _____

Mailing Address _____

Telephone _____ Email _____

1. Has the architect/designer visited the site? Yes No
Date of visit (required prior to submittal of major renovation or new construction)
2. Has the architect/designer read the **current Middle Island Architectural Design Guidelines** and related **Protective Covenants** and designed the house accordingly?
Yes No
3. Has the house been designed according to the State of North Carolina Residential Building Code, especially in regard to wind resistant construction? Yes No
4. Is the architect/designer familiar with CAMA, FEMA and Village of Bald Head Island Zoning requirements for this site? Yes No
5. If applicable, what are the CAMA and FEMA restrictions for this property?

6. Are there 404 (regulated) wetlands on the property? Yes No
7. What is the FEMA Flood Zone for the Property? _____
8. Has the architect/designer attempted to minimize the amount of the site to be graded?
Yes No
9. Has the architect/designer attempted to minimize the removal of, or damage to existing vegetation, especially plants of special concern? Yes No
10. Has the architect/designer taken views, orientation and location of adjoining buildings into consideration for the design of the house? Yes No
11. Has the house been staked out on the lot (required at Preliminary)?
Yes No Date Staked _____ **(Trees to be removed must be tied with red surveyors tape)**

12. Type of lot:	Required setbacks:
Corner	Front
Deeded site-specific building pad	Side
Estate	Rear
Merged	
Standard	Other

- 13. Area of lot (sq. ft.) _____
- 14. Lowest natural point (virgin low) at perimeter of complete structure (including stairs, decks, etc.) (MSL) _____
- 15. Height of structure (highest roof ridge) above virgin low point (max. 35') _____
- 16. First floor elevation (FFE) _____

(Max of 2' above FEMA or 4' above average grade around perimeter of complete structure including stairs and decks, whichever is greater)

- 17. Total proposed building coverage _____
 Total proposed impervious coverage _____
 Maximum building coverage allowed for lot _____
 Maximum impervious allowed for lot _____
- 18. Mean finished grade within this footprint _____
- 19. Percentage of site to be graded _____

(This area should be kept to a minimum and generally include only the building pad, drive and walk area. See size section for maximum site coverage.)

- 20. Number of trees over 3" in caliper at 4' proposed to be removed _____
- 21. Roof pitch: Primary _____ Secondary _____
- 22. Eave overhang dimensions _____
 Rake overhang dimensions _____
- 23. Total allowable heated square footage _____
- 24. Total square footage (heated/non-heated) _____
- 25. Heated first floor area _____
- 26. Heated second floor area _____
- 27. Heated third floor area _____
- 28. Total sq. ft. of screened porch _____ Screen Material _____
- 29. Total sq. ft. of deck and balconies _____

30. Percentage of covered porch (8' deep min.) for beach lots — must be 15% of the linear footage heated wall space on the first floor

31. 50% rule calculation (BEACH LOTS:
#1,2,3,4,5,6,7,8,9,10,11,12,13,14,15,16,17,18,19,20,21,22, 23,24 (All lots on East Beach Drive)

32. Area of grade level volume footprint (if usable)
____ Area of first level volume footprint
____ Area of second level volume footprint
____ Second level percentage of first level (50% max.)

33. Are any variances from the MI ARC requirements being requested under this application? Yes No If yes, please attach a letter of explanation for request

34. Shutter material: Plastic__Vinyl__Wood__Color__

A physical sample must accompany any submittal that includes plastic or vinyl shutters.

35. Metal roof: Color_____

Manufacturer's Reflective index number/sheen rating

36. Are there any existing fences bordering property lines? Yes No (See fence guidelines)

37. Is there a concealment proposal on plans for storing a boat on the lot? (**Required** if owner intends to bring a boat to the island) Yes No

38. Location of YES/NO trash tag

39. **For Draft and/or Preliminary:**

a. Has the architect/designer submitted one full-size printed copy, one emailed PDF copy and one AutoCAD- compatible copy?
Yes No

b. The survey and site plan include the required sightline setback calculations for oceanfront properties. Yes No (**Required at Draft Review**)

40. For Final Review:

- a. Has the architect/designer submitted two full-size printed copies, one 11" x 17" printed copy, one emailed PDF copy and one AutoCAD- compatible copy? Yes No
- b. Has the architect/designer submitted an original sealed topographical survey (less than two years old) by a registered land surveyor or civil engineer?

Yes No (**Required at Draft Review**)

To the best of my knowledge, the foregoing statements are true.

Architect/ Designer signature

Date