Kakela Makai Preliminary Design Review Application

Phase	Lot #	Lot Address	Tax Map Key	Application Date

Property Owner:_____

Mailing Address:_____

Phone:_____ **Fax:**_____ **Email:**_____

Plan Maker:_____ **Architect/License #:**_____

Address:_____

Phone:_____ **Fax:**_____ **Email:**_____

Submit the following required documents as .PDF files. <u>No hardcopies</u>

<u>Please include the following items with your submittal :</u>

1: Site Plan **2: Floor Plan** **3: Exterior Elevations**

4: Sections **5: Preliminary Landscape Plan** **6: Completed Prelim Design Checklist**

7: $100 Review Fee **8: "Site visit" letter/email from architect**

Please attach a copy of this completed Application Form, and the required .PDF files to an email. Send the email to: kakelamakai.drc@gmail.com. Mail your fee payment and a printed copy of the application to: Kakela Makai, c/o Hawaiiana Management Co., 4370 Grove Street, #110, Lihue, HI 76766

This checklist is designed to help Owners, Architects and the Design Committee review plans for compliance with Kakela Makai Design Requirements. If the design submitted complies with ALL of the following bullet points it is highly likely the Preliminary Plans will be approved by the Design Committee. For requirement details please see Kakela Makai Oceanview Submission Design Review Requirements.

Please note: It **is not** the responsibility of the Design Review Committee to review the plans for compliance to Kauai County zoning and building ordinances and codes or any other applicable requirements –meeting those requirements is the responsibility of the architect stamping the plans.

PRELIMINARY DESIGN REVIEW CHECKLIST

(Click on each box if your plans comply with that item)

- ☐ **Plans are stamped by licensed Architect.**
- ☐ **"Site Visit" letter provided by licensed Architect.**
- ☐ **Copy of all required plans, in .PDF format, has been included with the application.**
- ☐ **Typical Hawaiian design elements are incorporated into the home's design.**
- ☐ **The main dwelling has at least 1,250 square feet of living area if a single story or at least 1,600 square feet of living area if two story.**
- ☐ **Plans include a 2-car garage with overhead door.**
- ☐ **If the plans include a free-standing ADU - the ADU (including lanais) is 750 square feet or less.**
- ☐ **If the plans include a free-standing ADU - the ADU's style of architecture, color and appearance is the same as, or complimentary to, the main dwelling.**
- ☐ **The design of the house has been tailored to the homesite, not the site to the house.**
- ☐ **If fill is called for, it is not being used to elevate or materially change the site.**
- ☐ **The roof's form is in compliance with Design Requirements.**
- ☐ **The roof pitch is at least 3:12 and no more than 8:12.**
- ☐ **Roof material and color comply with Design Requirements.**
- ☐ **Roofing material Manufacturer's I.D. # with color is indicated / provided.**
- ☐ **Overhangs adjacent to any glass area are at least 3 feet.**
- ☐ **Solar panels and skylights (if applicable) are located such that they're hidden from view as much as practicable.**
- ☐ **Roof is free of water tanks.**
- ☐ **Any mechanical equipment, ventilators, air conditioning systems and openings are positioned such that they're visually and audibly unobtrusive in their installation and operation. If applicable, required decibel information is provided.**
- ☐ **Building walls are wood, stucco or rock in natural earth tones.**
- ☐ **Building trim is wood or, if the home exterior is stucco trim is stucco.**
- ☐ **Underside of elevated floors and decks are enclosed per Design Requirements.**
- ☐ **Building wall and trim color's I.D. #s (complying with Design Requirements) are indicated / provided.**
- ☐ **Exposed chimneys are in compliance with Design Requirements.**
- ☐ **Proposed retaining walls are constructed of rock, stucco-faced concrete block or concrete.**

- ☐ **Exposed concrete / block foundations / support structures have plaster finish with integral color or painted.**
- ☐ **Gutters and downspouts are located such that runoff is discharged completely within the Owner's property**
- ☐ **Proposed fences comply with Design Requirements.**
- ☐ **If pools, whirlpool spas or hot tubs are proposed:**
    - ☐ **Fully enclosed by fencing**
    - ☐ **Located to prevent nuisance to adjacent properties**
    - ☐ **Decibel information provided**
- ☐ **If air conditioners are proposed :**
    - ☐ **Located / screened as to not be visible from the street**
    - ☐ **Located to prevent nuisance to adjacent properties**
    - ☐ **Decibel information provided**
- ☐ **Exterior lighting indicated on plans.**
- ☐ **Propane tanks are enclosed / screened from view of adjacent properties and roadways.**
- ☐ **Electrical service / meter screened from view of adjacent properties and roadways.**
- ☐ **Antennas or satellite dishes are located / screened as to not be visible from adjacent properties or roadways.**
- ☐ **A preliminary landscape plan, in .PDF format, has been included identifying the following:**
    - ☐ **lot lines and setbacks**
    - ☐ **existing / proposed contour elevations, including building finish floor elevation**
    - ☐ **swales to maintain run-off on property**
    - ☐ **permanent structures**
    - ☐ **driveways**
    - ☐ **sidewalks**
    - ☐ **propane tank enclosures**
    - ☐ **retaining walls**
    - ☐ **fences**
    - ☐ **lawn areas, planting areas, trees, etc.**

If the Proposal being submitted for review does not meet one or more of the Design Requirements detailed in the Kakela Makai Design Requirement document – please explain below:

- What's non-conforming?
- Why your exceptions are necessary?
- How they will benefit the neighborhood if approval is granted?