

MEADOW CROSSING
ARCHITECTURAL CONTROL

Date Received: _____

The Architectural Committee will need the following information prior to granting approval of submitted plans:
MUST BE FILLED OUT COMPLETELY!!

Lot Owner: _____ Lot No.: _____

Present Address: _____

Street _____ City _____ Zip _____

Home Telephone No.: _____ Office Phone No.: _____

Builder: _____ Phone No.: _____ Cell or Pager No.: _____

Address: _____

Street _____ City _____ Zip _____

Two (2) complete sets of house plans will be submitted showing all exterior detail and materials, and the colors of the following materials:

Siding Color: _____; Material _____ Exterior Brick/Stone Color: _____

Soffit Color: _____; Material _____ Exterior Trim Color: _____

Roof Color: _____; Architectural Shingles _____ Exterior Door Colors: _____

Fascia Color: _____; Material _____ Overhead Garage Door Color: _____

Gutters/Downspouts: _____; Material _____ Shutters (if any) Color: _____

Adjacent House Colors: _____

Two (2) site plans will be submitted showing to scale and the placement of:

- (a) The house on the lot and the driveway. Include well and septic field location unless municipal services are available.
- (b) House Style: _____ Ranch _____ Raised Ranch _____ Two Story _____ Bi/Tri Level
Square Footage _____ First Floor _____ Second Floor _____
- (c) Retaining walls (describe material): _____
- (d) Two (2) landscaping plans showing the type of plantings, size of plantings, and their placement prior to landscaping being installed.

The following architectural elements will be required on each plan:

- (a) Shutters and/or window wraps will be required on at least front and side elevations.
- (b) A louver or decorative component will be required on the gable ends of the home.
- (c) Windows will be required on all elevations.

It is the builder and or lot owners sole responsibility to make sure that all drainage swales are graded and maintained.

Drainage arrows on the final plat indicate the direction of surface drainage swale at individual property lines. Said drainage swale shall be graded with the construction of each principal structure and maintained by the lot owner, unless modified with approval of the City Engineer. If the drainage swales are not properly graded or maintained then it is the responsibility of the property owner to immediately make any corrections or repairs.

Each single-family building constructed on any Lot shall have an attached garage that contains not less than two no more than three automobile garage stalls. Each duplex constructed on any Lot shall have an attached garage with stalls for two automobiles. All garage doors facing a street shall have a standardized height set by the ACC. The ACC shall encourage all corner Lots to have side-entry garages.

By approval of the plans submitted to the Developer or the Architectural Control Committee, neither the Developer nor the Architectural Control Committee shall be responsible for obtaining any approval necessitated by County or Town ordinances, and neither the Developer nor the Architectural Control Committee gives any opinion nor makes any representation as to soil conditions; that a building built pursuant to the plans will be structurally sound; or that the plans or site plan meet any city, county, or state codes or ordinances. Neither the Developer nor the Architectural Control Committee shall have any liability to any builder or lot owner with respect to the construction of and materials used in any building on a lot within the plat. It shall be the Builder and lot owner's sole responsibility to obtain all permits for the construction of any improvements on a lot in the plat.

I agree to have my house built according to the plans and information herein submitted.

Lot Owner's Signature Date

Builders Signature Date

Lot Owner's Signature Date