



APPLICATION FOR APPROVAL OF IMPROVEMENTS

DATE:

TO: MEMBERS OF THE ARCHITECTURAL CONTROL COMMITTEE (hereinafter "ACC"),
pursuant to Article III of the Restrictions, as hereafter defined.

FROM:

LOT OWNER:

LOT/Block No:

Address:

Phone:

Email:

CONTRACTOR:

Address:

Phone:

DESCRIPTION OF IMPROVEMENTS:

COLOR SWATCH ATTACHED: ☐ YES ☐ NO ☐ N/A

If color swatch is not submitted via this request, another application must be submitted and approved prior to painting.

Approval by South Montgomery County MUD: ☐ YES ☐ NO ☐ N/A

It is the homeowner's responsibility to coordinate with the South Montgomery County MUD prior to seeking approval of the project by the ACC. See item 9 below

PLANS ATTACHED: ☐ YES ☐ NO ☐ N/A

Please accept this as my Application for Approval (the "Agreement" of the attached plans and specifications to construct or alter improvements on the above referenced property in Vicksburg Subdivision. As part of my application for the approval of the attached plans and specifications, I ("Applicant") understand and agree to be bound by the following:

1. General and Special Restrictions as recorded in public records.
2. Declaration of Restrictions and Protective Covenants to the Official Real Property Records of Montgomery County, Texas, as set forth in an instrument recorded in Volume 766, Page 872, County Clerk's File Number 283657, which was subsequently amended by those instruments recorded under Volume 786, Page 582, County Clerk's File Number 297763 and under County Clerk's File Number 9500105 of the Deed Records and as imposed by the map and dedication recorded in Cabinet A, Sheet 50B of the Map Records of Montgomery County, Texas., which were subsequently amended by that AMENDED RESTATED DECLARATION OF RESTRICTIONS AND PROTECTIVE COVENANTS as set forth in an instrument recorded in County Clerk's File Number 283657 in the Official Real Property Records of Montgomery County, Texas (hereinafter referred to collectively as the "Restrictions")
3. All improvements shall be completed within three (3) months from the date of ACC's approval of this agreement. All unpaid assessment fees must be paid prior to approval of agreement. Upon approval by the committee, a copy of such plans and specifications on which the approval is clearly marked shall be deposited with the committee as a permanent record.
4. Construction materials must be kept out of view of the street. Materials may not be placed on adjoining lots without written approval from those specific property owners and a copy of the letter must be submitted to the ACC for approval before construction begins.
5. During construction of improvements the property and adjacent land must be kept free of debris and no debris shall be allowed to be blown onto other properties. Applicant understands that all construction debris on site is considered to pose an immediate threat to the health and safety of other residents and is not permitted.
6. Any variances in any construction from the description listed above or any attached plans and specifications must be in writing and approved by at least three (3) ACC board members. Oral variances will not be accepted or honored by the ACC Board.
7. Applicant understands that ACC's approval here does not authorize applicant to construct any improvement within a utility easement. Applicants must separately obtain approvals from any utility companies for any improvement to be constructed within any utility easement, prior to pouring any concrete within the easement area. Failure to obtain such approval will nullify and void this conditional approval.
8. Applicant understands that ACC's approval does not authorize applicant to contract any improvement that is to receive approval, prior to start of project, by the South Montgomery County Municipal Utility District. Applicants are urged to review necessary regulations provided by the MUD, these are available online at <https://smcmud.com/policies-req/>. Failure to obtain such approval will nullify and void this conditional approval.

9. Applicant understands the ACC is relying on all statements made by applicant herein, including but not limited to the plans and specifications being submitted herewith, in their decision to approve or deny their applications.
10. The ACC reserves the right to make periodic inspections as work progresses. All construction, labor, and materials shall be installed in a good workmanlike manner and be compliant with county and state codes. The applicant agrees to meet with any member of the ACC to discuss the work for the purpose of conducting an inspection, at any time convenient to both parties, to ensure that it complies with the plans as approved by the ACC. Should an inspection by a licensed inspector be required by the ACC. Failure to comply with any of the aforementioned requirements will subject the applicant to be in violation of Article III of said DECLARATION OF RESTRICTIONS AND PROTECTIVE COVENANTS. The Association or the committee shall have the right, through their agents or employees, to enter upon such a lot during regular business hours and to take such steps as were specified in the notice to extinguish the violation. Any costs or expenses incurred by the association or the committee in taking such action shall be added to the assessments for the lot.

Respectfully submitted this day of _____ 20__

LOT OWNER:

PROJECT INFORMATION:

Lot Owner (Printed Name)

Address

Project Improvements

Signature

ACC USE ONLY:

Printed Name:

Signature:

☐ Approved

☐ Denied

Printed Name:

Signature:

☐ Approved

☐ Denied

Printed Name:

Signature:

☐ Approved

☐ Denied



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