

# New Home Construction Application

Date Submitted: \_\_\_\_\_

Kings Mill Section \_\_\_\_\_

Date Received: \_\_\_\_\_

Lot # \_\_\_\_\_, Block # \_\_\_\_\_

Date Returned: \_\_\_\_\_

Street Address \_\_\_\_\_

Builder/Applicant: **Gehan Homes**

Send to: **ARC – Kings Mill  
1500 CityWest Blvd., Suite 400  
Houston, Texas 77042**

**Phone: 713-783-0308  
Fax: 713-783-0704**

## ARC Review

## Builder Review

**House:** House plans and exterior material selections must be reviewed for compliance with the Declaration of Covenants, Conditions and Restrictions which govern the lots and the ARC Guidelines (collectively, the “Deed Restrictions”) prior to approval of this Application.

- House Plan & Elevation: \_\_\_\_\_
- House Size (sq. ft.): \_\_\_\_\_ **2,000 – No Max (60’ Lots)**
- Paint Color: \_\_\_\_\_
- Brick/Masonry Type & Color: \_\_\_\_\_
- Type of Roof: Composition Shingle (min. 20-year warranty 50’)   
Composition Shingle (min. 25-year warranty 60’)
- Color of Roof: Weathered Wood/Driftwood or equivalent

**Plot Plan:** Plot plan (attached) complies with all Plat requirements, easements, and Deed Restrictions.

- All building lines and easements shown
- Driveway, sidewalks, and fencing shown
- Lot grading and drainage, including swales along side and rear yards, shown

**Landscaping:** Landscaping must comply with all applicable Deed Restrictions including, but not limited to, the following:

- St. Augustine Sod – Front and side yards (all lots); rear yard (lots w/ metal picket fencing)
- Yard Trees – Type, size, quantity, and location per ARC Guidelines for front, side, and rear yard conditions

**Driveway, Sidewalk, and Fencing:** Driveway, sidewalk (including any wider trails as applicable), and fencing must comply with all applicable Deed Restrictions including, but not limited to, the following:

- Driveway – Design intent should be so that no two driveways in a block are adjacent
- 4’ Wide Sidewalk – Install within ROW, 2’ off Property Line; include offsite extensions and connect all gaps between lots
- Typical Yard Fence – 6’ Cedar Wood Fence by Builder, constructed “good neighbor” style except where fence faces public streets or public areas (horizontal/ vertical supports shall not be visible from public areas)
- Special Fencing, Kings Mill Forest Drive Lots- Upgrade 8’ Cedar Wood Fence by Builder
- Special Fence, Lake Lots- Metal Picket Fence by Builder (see ARC Guidelines)

Builder certifies to the ARC that Builder has read and understands the Deed Restrictions; that Builder has reviewed the Plat and all easements; and that this application complies with all requirements and all improvements will be constructed accordingly.

\_\_\_\_\_  
Builder Initials

## ARC USE ONLY BELOW

This Application is approved subject to compliance with the Deed Restrictions and all comments provided. Builder is bound to follow all Deed Restrictions unless granted a written variance on the variance form provided by the ARC. Approval of this Application is not a written variance.

Approved by: \_\_\_\_\_

Comments: \_\_\_\_\_

\* Lifestyle Improvement Applications (for items such as pools, decks, patio covers, outbuildings) must be submitted under a different application form.