

# Oak Creek Architectural Control Committee

## Checklist for :

	subject	confor m-ing	non- confor m-ing	vari- ance	n/a
<input type="checkbox"/>	Builders fee: \$1,000.00 due to HOA upon project plan approval, prior to construction start				
<input type="checkbox"/>	Site Plan indicating setbacks, drives, sidewalks, wells, plantings, fences, and other amenities (sport courts, pools, etc.)				
<input type="checkbox"/>	Size of dwelling: 1,800 sf min.				
<input type="checkbox"/>	Building Lines indicating setbacks				
<input type="checkbox"/>	Building Height, adhering to (2015) International Residential Code as adopted by the City of Seguin, 35 ft. presently, 2021				
<input type="checkbox"/>	Building Materials: 80% brick, rock, or stucco. Proposed colors of materials should be indicated in color or designated in writing on the submitted elevations.				
<input type="checkbox"/>	Concrete foundation; not more than 15 inches of slab visible from any angle				
<input type="checkbox"/>	Roof pitch: 6:12 min.				
<input type="checkbox"/>	Roofing material: fire retardant & 30 yr dimensional comp shingles or better				
<input type="checkbox"/>	All electric home				
<input type="checkbox"/>	Propane Tanks: underground only, located at the rear of property, alternate locations subject to ACC review prior to installation.				
<input type="checkbox"/>	Fencing perimeter, cedar or other pressure treated wood (recommended stained), 5/8 in. x 5.5 in. x 6 ft.; other materials; e.g., stone, metal, vinyl, x 6 ft., subject to ACC review prior to installation				
<input type="checkbox"/>	Fencing interior, x 6ft. tall same as perimeter with ACC approval				
<input type="checkbox"/>	Garage: 2 car minmum				
<input type="checkbox"/>	Driveway: Concrete, 4 in. minimum, or other alternate durable material; e.g., brick, cobblestone, subject to ACC review prior to installation				
<input type="checkbox"/>	Patios & Patio coverings: Concrete slab, 4 in. minimum, or other alternate durable material; e.g., brick, cobblestone, subject to ACC review prior to installation. Patio coverings should be constructed of an approved permanent material complimenting the main structure.				
<input type="checkbox"/>	Sidewalk: Proposed construction shall include continuation of the sidewalk from residence lot line to lot line adjacent to the street and curb.				
<input type="checkbox"/>	Storage/Utility Building, Green house, or similar unattached utility building: 10x15x12 ft high max; using the same type of building materials as the residence; e.g., stone, stucco, etc.				
<input type="checkbox"/>	Water Well: to be located at Rear of property, proposed alternate locations subject to ACC review prior to installation, wells visible at the front of the property shall be adequately screened with landscape planting only (water well houses or privacy fence surrounds at the front of the property are not acceptable screens)				
<input type="checkbox"/>	Landscape plan minimum: fully sodded front and side yards, underground sprinklers, & 2 hardwood shade trees in front yard, 2 1/2 - 3 in. caliper (installed no later than 30 days after occupancy)				
<input type="checkbox"/>	Pools: In ground only; code compliant, located at the rear of the residence so as not to be visible at the front of the house.				
<input type="checkbox"/>	Satelite dishes: shall not be located on the front of the house; proposed location subject to ACC review prior to installation				
<input type="checkbox"/>	Solar panels: shall not be located on the front of the house; proposed location subject to ACC review prior to installation				
<input type="checkbox"/>	Cable & Telephone boxes: shall not be located on the front of the house				
<input type="checkbox"/>	Sport courts, basketball goals, soccer goals, football goals, play structures and the like: permanent installations shall be located at the rear of the residence so as to not be visible at the front of the house; temporary play structures are allowed in the driveway of the residence and should be removed to the rear of the house or storage after dark.				
<input type="checkbox"/>	Flag Display: Flags are allowed pursuant to the Texas Property Code - PROP Sec. 202.012. Flag Display; limited to the flag of the United States of America (Chapt. 4 United States Code Sections 5-10), the flag of the State of Texas, or an official or replica flag of any branch of the U.S. armed forces. Further limited to a single pole not more than 20 ft. in height; <b>approval required for pole material, location and installation.</b>				

ACC Review Date: