

**MEADOWLANDS ARCHITECTURAL REVIEW COMMITTEE
APPLICATION FOR CONSTRUCTION**

Instructions: Please fill in all the blanks on the Builder column only, with appropriate information or check marks. For questions regarding this application, call Brad Helms at 336-414-3700 or e-mail him at WBHelms@mac.com.

Neighborhood/Community: _____ Lot _____

Builder Name: _____

Builder Mailing Address: _____

Office Phone #: _____ Cell Phone #: _____

Date Submitted: _____ Spec House _____ Custom House _____

	BUILDER	A.R.C.
1. Roof Pitches		
* Main	_____	_____
* Secondary	_____	_____
2. Square Footage (Heated)		
* First (1 st) Floor _____ Second (2 nd) Floor _____	_____	_____
* Finished basement or third floor (specify)	_____	_____
* TOTAL HEATED SQUARE FOOTAGE	_____	_____
3. Basement	Yes _____	No _____
* Finished – All	Yes _____	No _____
* Finished – Partial	Yes _____	No _____
4. Proposed Price of Home	\$ _____	_____
5. Landscape Budget (Plants only – see notes regarding landscaping on page 2)	\$ _____	_____
6. Patio/Deck specifications on plan?	Yes _____	No _____
7. Two sets of Schematic Plans or Survey Including: Check (✓)		
* Building Setbacks (front, rear, right & left side)	_____	_____
* Easements and right of way identification	_____	_____
* Site plan showing the location of required trees	_____	_____
* Siting of proposed improvements	_____	_____
8. Two sets of Architectural Plans including:		
* Floor plans at 1/4"=1' or greater	_____	_____
* Exterior elevations at 1/4"=1' or greater	_____	_____
* Colors & type of all exterior materials (see attached sheet)	_____	_____
* Designation for Architectural or Dimensional style shingles – NO Flat Tab shingles allowed	_____	_____

NOTES:

1. Plans will not be accepted for review without all requested information and completed application.
2. The landscape budget is for plants only (excluding the cost of plant installation, retaining walls, grading, seeding, mulching, strawing, etc.) and must be a minimum of ¾ of one percent (3/4%) of the proposed selling price of the house.
3. The following minimum tree requirements pertain to all non-wooded lots or lots where trees are sparse or do not occur in front yards. The requirements must be satisfied within the front yard.

*Trees are to be healthy, quality specimen from a qualified nursery. Trees are to be minimum of 1 ½” – 2” caliper measured 6” from the base of the tree.

Tree planting requirements are as follows:

- * Four trees are required for all lots (show location on site plan)
- * A minimum of two or more deciduous shade trees should be placed within twenty feet of the front property of any non-wooded lot.
- * Front yard foundations shall be landscaped with three (3) gallon size shrubs as follows:
 10 minimum: Southern Woods, Norwood Hills, Wakefield.
 15 minimum: Inverness, Medinah, Heritage, Heatherwood.
- * All lots adjoining the Meadowlands Golf Course must treat the rear yard landscaping in a similar manner as the front yard. Special attention must be made to the appearance of the rear of those lots and houses, with regard to decks, patios, exterior finishes, fences, etc. (see the Design Guidelines and Declaration of Covenants, Conditions and Restrictions for Meadowlands).

4. Exterior Treatment and Materials reminder:

- * All brick, when used on the front of the house, must turn the corner several feet per the Meadowlands Design Guidelines.
- *When building basements on flatter lots, front yards must be built up to minimize the number of steps required to enter the front of the house.

5. Rear entry garages are prohibited on golf course lots or lots adjoining Meadowlands Drive, unless otherwise approved by the ARC.

6. Any approvals by the Architectural Review Committee shall not constitute approval by any other agency.

Please allow a minimum of five (5) working days for a response or approval for this application.

I have read and understand all of the above information and have reviewed the Design Guidelines for Meadowlands. I hereby request approval for the plans submitted to build on the lot number shown on this application.

SIGNATURE OF BUILDER: _____ DATE: _____

**EXTERIOR SPECIFICATION SHEET
For Application for Construction for Meadowlands**

Exterior Materials:

Name/Style	Color
Brick: _____	_____
Siding: _____	_____
Stucco: _____	_____
Stone: _____	_____
Trim Color: _____	_____
Shutter Color: _____	_____

I, the undersigned Builder, will use the below named Architectural/Dimensional style Shingles on the house to be constructed on lot_____, as required by the Meadowlands Design Guidelines.

Name of shingle: _____

Builder's Signature

Date

MAIL OR DELIVER COMPLETED & SIGNED APPLICATION TO:

**Hubbard Commercial, LLC
1598 Westbrook Plaza Dr. Suite 200
Winston-Salem, NC 27103**

**Brad Helms
336-414-3700
WBHelms@mac.com**