

OLD BRAESWOOD PROPERTY OWNERS ASSOCIATION

Construction Rules

These following rules have been adopted in response to numerous construction related complaints from residents over the past several years. We ask that you provide these to your construction crew and ensure compliance in order to minimize disruption to neighbors during the construction process.

- 1. Communicate.** Let your neighbors know how to contact you and/or your contractor. Before construction begins, deliver a letter with your contact information, including cell phone numbers, to all adjacent property owners.
- 2. Construction hours:** 7 a.m. to 6 p.m. Monday through Friday for exterior work, and 9 a.m.-6 p.m. on Saturdays. Please refrain from outdoor construction activity on major holidays. Sunday construction activities should be limited to interior work only after framing is complete and windows and doors have been installed.
- 3. Maintain a clean jobsite.** Our residents take pride in the appearance of their homes and cars and like for them to remain clean. At the end of each work day, remove trash and debris from the yard or street. To help keep light weight trash from blowing to neighbor's yards, and to keep the local rodent population in check, please provide a permanent sealed container for luncheon trash and instruct workers to use it.
- 4. Restore damaged curbs** to pre-construction condition or better.
- 5. Sidewalks** should remain clean and unobstructed throughout the project. Install silt fences beside the sidewalk (part of city requirement S.W.P.D.) to keep dirt and fill on the site.
- 6. Drainage.** No portion of the building site or lot should drain to another property per city ordinance. Remove mud and site debris from the street regularly.
- 7. Protect Trees.** Install tree protection barricade around the root zones and beware of root compaction by heavy vehicles during construction which will kill trees. Care should also be taken not to damage the roots of trees during installation of sidewalks, irrigation, lighting or other landscaping features. For more information on tree protection and construction, visit www.TreesForHouston.org.
- 8. Parking for workers** should be provided off-street or off-site when possible. Care should be taken to park at a sufficient distance from driveways so that access is maintained. Please try to ensure your crew parks in front of your property only. Special rules apply to certain areas with designated permit parking. Please contact the office for more information
- 9. Porta-cans/latrines** *shall face the rear of the property for which they are intended to be of service. These temporary facilities must be and to screened from view (on at least three sides) by erecting a temporary privacy fence around them. They must be located at the back of the property during construction and may never be placed forward of the front setback line, or in the public right-of-way (i.e., easement between the front property line and the street).*
- 10. Form Survey** – provide a slab survey to the ARC when foundation is formed and in advance of any concrete pour. The survey will be reviewed and approval granted within 36 hours for compliant projects.

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