



Kirby Creek Village Association

Mailing Address:
8111 EBJ Freeway, Suite 835
Dallas, Texas 75251

Physical Address:
2311 Kirbybrook Boulevard
Grand Prairie, Texas 75052

ARCHITECTURAL CONTROLS

The following are the Architectural Controls for the construction of additions to residential structures at the Kirby Creek Village Association:

1. All construction plans must be approved by the City of Grand Prairie and all required permits must be obtained.
2. All construction materials and methodology shall meet or exceed current City building codes.
3. The design and construction of the addition shall be integrated into the pre-existing structure in a manner to make it externally indistinguishable from pre-existing structure.
4. All construction materials used in the Addition shall match the materials used in the pre-existing structure as to color and quality with the intent that the new addition will be indistinguishable from the pre-existing structure.
5. The addition shall not compromise traffic safety by obstructing sight lines or signage on the public streets.
6. The homeowners will reimburse Homeowners Association for all damages occurring to any portion to the common area resulting from construction activity regardless of whether the homeowner directly caused the damage, or if the damage was caused by a person or contractor employed by the homeowner.
7. The homeowner will indemnify and hold harmless the Board, the Homeowners Association, and all Members of the Homeowners Association for any loss, damage or injury incidental to the construction of any addition.