

# Summit FAQ

- How big are the lots?
  - The lots range from .44 Acres to .79 Acres with an average lot size of .5 acres.
- Do I have to use your builder?
  - No, these lots are not builder restricted; you may choose your own. However, all builders must be approved by the Architectural Control Committee and have a proven track record of building custom homes.
- What are the building requirements?
  - Please request a copy of the deed restrictions. The ACC must approve all plans.
  - ACC Contact: Rainer Ficken, [rficken@newlandco.com](mailto:rficken@newlandco.com), 512-758-7352
- How fast do I have to start building?
  - Construction must commence within 24 months of closing on the lot.
- What does the HOA include?
  - The HOA fees include unrestricted access to all community amenities within the Sweetwater community as well as gate maintenance. Sweetwater features resort style amenities including a community pool, sand volleyball court, fitness center, sports field, sport court, and miles of trails. Sweetwater will also open a second amenity center in 2019.
- Are the utilities in place?
  - All utilities are underground and in-place. Underground utilities include water/wastewater, electricity and natural gas. The lot prices also include approximately \$11,000 of impact fees that are paid by the developer.
- How big is this section?
  - The Summit includes 30 home sites nestled atop one of the highest ridges in Travis County.
- Will there be an extension of the main street?
  - No, there will be not be an extension of Davenport Divide Road or Davenport Divide Court.
- What is the minimum square footage I can build?
  - The minimum square footage is 3,400 sq. ft. for single-story homes and 3,800 sq. ft. for 2 story homes. There is no maximum sq. footage.
- Do you have a survey?
  - Site plans and topography maps are available upon request.