



BLACKHAWK

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Pool Installation Guidelines

This guide helps you keep your property attractive and aligned with our community standards. Following these rules helps keep our neighborhood looking good. By sticking to them, we can protect our property values and make our community a pleasing and desirable place to live.

Approval Process

- All pools require approval from the architectural committee.
- Applications should detail the materials and colors that will be used.
- All applications must be accompanied by a survey that details the exact size and location of the pool, and all related decks, flatwork, landscaping, and equipment.
- Your pool installer should provide all the required documents except for the ACC application.
- The ACC has up to 30 days to reach a decision once they receive all the required information and documents.
- The pool installer may submit the application packet, but decision letters will only be sent to the homeowner.
- ACC approval does not replace city or county permits. You are still responsible for getting all necessary building/construction permits. You can find information about City of Pflugerville permits [here](#).

Installation Access

- Fencecrete may not be removed for ingress or egress to your property for any reason.
- Greenbelts may not be used for property access for any reason.
- If a neighbor's property will be used for installation access, a signed property access agreement must be submitted with the ACC application.



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After Approval

- Installation must begin within 6 months of approval.
- Construction must be completed within 3 months of the beginning of the installation.
- If any changes are made to the approved plans, a new application must be submitted to the architectural committee.
- **After construction is complete, any portions of the property disturbed by construction must be restored. This includes reinstalling fences and sodding areas of grass destroyed by equipment. Please note, sod is the only permitted way to establish grass. Seeding and sprigging is not allowed.**

Other Information

- Above-ground pools are never allowed within the community.
- Pool Enclosures are not permitted.
- Pool equipment must be screened from view. Make sure your plans ensure that all pool equipment is located in the backyard, or your application includes appropriate screening.

Failure to adhere to these guidelines and the architectural process could result in being required to restore the property to its original condition, or the cost of repairs to common areas being charged to the responsible homeowner.

You can find more information about the architectural process on our website, parklakesidehoa.com. If you have any questions about your pool installation plans, don't hesitate to reach out to our onsite Community Standards Coordinator at BlackhawkCompliance@goodwintx.com.