TEXAN LANDSCAPE GROUP

GUIDE

Getting a Houston Backyard Past an HOA

An approval is rarely refused on the design. It is delayed on the paperwork — a missing dimension, an elevation nobody drew, a material named too vaguely to be reviewed. Every association writes its own rules, so this guide does not tell you what yours requires; it tells you what to go and ask, and which drawings turn the answer into a submittal.

Printed from landscapedesignhouston.com. Requirements vary by association — confirm yours in writing.

Section 01

Ask your association these before design starts

Every answer you bring to the first walkthrough is a question the design does not have to wait on later. Ask for the current version in writing — deed restrictions and guidelines are revised.

- ☐ Which of the work you are planning needs approval at all — paving, structures, pools, fencing, lighting, planting, drainage.
- ☐ What has to be submitted: site plan, elevations, dimensioned drawings, material samples, colour specifications, a survey.
- ☐ Whether the drawings have to be to scale, and whether a particular scale is specified.
- ☐ How the committee meets, how often, and the deadline for an item to make the next meeting.
- ☐ How long a review takes once submitted, and how a decision is communicated.
- ☐ Whether there are set restrictions on height, setbacks, lot coverage, or how close a structure can sit to a line.

- [ ] Which materials or colours are pre-approved, restricted, or excluded outright.
- [ ] Whether anything about the plan needs a City of Houston permit as well as association approval — structures, electrical, gas, and pools most often do.
- [ ] What construction rules apply: working hours, access route, where a dumpster or materials may sit, contractor parking.
- [ ] Whether a deposit is required, what releases it, and what the condition of the common area has to be at the end.
- [ ] Whether approval expires if work does not start within a set period.

Section 02

The drawings that make a submittal straightforward

The dimensioned 2D drawings, lighting plan, irrigation plan, and planting schedule most associations ask for are already in both design packages. These are the add-ons that sit outside them, quoted with the design. Which of them you need is usually decided by what your association asks to see.

HOA / Permit Submittal Set

The drawings packaged in the form a review board or the city asks for, so an approval is not waiting on paperwork after the design is finished.

Engineering

Engineered and stamped drawings for the elements that require them before a permit or an inspection will pass — structures, retaining walls, and anything carrying load.

Full-Property Drainage Plan

Grade and water movement resolved across the whole lot rather than just the area being built — where water arrives, where it goes, and what carries it there.

Section 03

Where approval sits in the project

Approval is not a stage of its own — it runs alongside design, which is why the drawings are worth getting right the first time.

01

Consultation

Walk the property together. Sun and shade, grade, drainage, soil, access, how the family wants to use the yard, and the budget it has to fit.

02

Design

Develop the layout — terraces, structures, lawn, planting, and water — with materials, levels, and lighting resolved together rather than one at a time.

03

Planning & Permitting

Finalize selections, drainage and irrigation design, permitting and HOA submittals, and the construction documents the crews build from.

04

Construction

Demolition, grading and drainage, base preparation, hardscape, structures, turf or sod, planting, irrigation, and lighting — sequenced and supervised.

05

Completion

Final grade and clean-up, irrigation and lighting programming, a walkthrough of how to care for it, and support after handoff.

Section 04

Why local knowledge shortens it

Local Houston Knowledge

Soil conditions, drainage requirements, HOA processes, and the neighborhoods we work in — we know the territory.

Clear Communication

You know the current phase, the next phase, who is on your property, and why.

WHERE THIS COMES FROM

Every figure and stage in this guide is published on landscapedesignhouston.com — the process, the questions, and the design package pricing are the same ones you will be quoted from. This file is rebuilt each time the site is deployed, so it carries no revision date: the copy you are holding is the current one.

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