U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
HOUSING - FEDERAL HOUSING COMMISSIONER
HUD AREA SERVICE OFFICE

EXHIBITS REQUIRED FOR CERTIFICATION

NAME AND ADDRESS OF DEVELOPER

CITY OR COUNTY STATE ZIP CODE

HUD FILE NUMBER NAME OF SUBDIVISION

TRACT NUMBER LOCATION OF SUBDIVISION

All exhibits must comply with HUD Minimum Property Standards, and other applicable standards, guidelines and criteria and local regulations and must be submitted in one complete package, accompanied by appropriate certifications.

Submit 1 copy of all items checked.

CERTIFIED (initial)

1. ☐ NEIGHBORHOOD GRADING AND DRAINAGE PLAN PER ILLUSTRATION "A" ATTACHED.
☐ Comply with HUD Data Sheet 79G. Include grading specifications per Soil Report by____ and dated____

2. ☐ STREET IMPROVEMENT PLANS per HUD Standard____ and certified by engineer to be in final form. Include cross sections, profiles, details of pavement, curbs and gutters, orange structures, sidewalks, driveway aprons, planting strips and street signs.
☐ STREETS AND DRAINAGE PLANS NOT REQUIRED. Show details of drainage system, including outlet on neighborhood grading and drainage plan.

3. ☐ OTHER NEIGHBORHOOD IMPROVEMENT PLANS:
☐ Wall: ________ feet high
☐ Fence: ________ feet high
☐ Fence: ________ feet high
☐ Landscape development:
☐ Park improvements:
☐ Common area (PUD):

4. ☐ UTILITY PLANS:
☐ Community Water System per HUD 4940.2.
☐ Community Sewage System per HUD 4940.3
☐ Other:

5. ☐ SPECIAL PROPERTY IMPROVEMENTS:
☐ Typical plot plans for interior and corner lots, showing:
☐ Lawns
☐ Other planting
☐ Location of wells, service line and other features
☐ Septic tank drainfield____ sq. ft. per bedroom
☐ Sewage pits____ per lot,____ feet by____ feet

6. ☐ SLOPE CONTROL PLANS, SPECIFICATIONS, STATEMENT
DATA SHEET 79G (HUD 4140.3)

7. ☐ SUBDIVISION PL AT certified by engineer to be in final form ready for recording or recorded plat with certifications.

8. ☐ PROTECTIVE COVENANTS final draft ready for recording or recorded covenants with certifications including signatures of any mortgage or lien holder.
☐ Include slope control plan and maintenance provisions per HUD Data Sheet 79G.

9. ☐ MINERAL RESERVATIONS - written evidence there are no mineral reservations of record or copy of complete mineral reservation.

10. ☐ PLANNED UNIT DEVELOPMENT:
☐ Neighborhood Association documents legally established per Forms FHA-1400, 1401, 1402, 1403 and HUD Data Sheet 40.
☐ Description of services to be offered by the Homeowner's Association.
☐ Detailed estimate of charges to be assessed by Homeowner's Association for services.
☐ Complete architectural drawings for dwelling units and Form HUD-92006, Description of materials.

11. ☐

12. ☐

FINAL RECEIPT OF ALL CERTIFIED EXHIBITS

BY (Signature)
TITLE
DATE

Issued Form FHA-7996, 8th Ed., 1999

Page 1

HUD 2000, D.C.
FORM HUD-92256, EXHIBITS REQUIRED FOR CERTIFICATION

a. Purpose: To provide a simple check list for the guidance of the developer and his/her staff in preparing exhibits required prior to the beginning of construction and prior to the acceptance of applications for commitments. This list accompanies the notification that Environmental Review, Form HUD 92255 has been favorably completed.

b. Prepared By: Appraiser and Certified to by Developer's Registered Architect/Engineer or other professional.

c. Instructions. One set of certified exhibits is sufficient for use by the HUD architectural inspector.

d. Form Entries.

(1) Neighborhood Grading and Drainage Plan - This is probably the most important preconstruction exhibit and it is required for all proposals. Illustration "A" or "B" shows all information needed. The developer's technician selects the illustration that applies, depending on the topographic problems involved. Note that the simplified illustration with minimum information required is for relatively easy-to-develop land with slope not exceeding 5 percent.

If land development with Soils Engineer controlled earthwork is involved under Data Sheet 79G, this box is checked and slope control planting areas are shown on the plan as illustrated. Identify the author and the date of the Soils Report.

(2) Street Improvement Plans - This box is checked to indicate that copies of plans meet appropriate HUD standards as referenced. Note that final construction plans signed by the local authority are not required at this time. Specific items such as sidewalks, when not required, are lined out.

The box "Streets and Drainage Plans Not Required" is checked in lieu of "street improvement plans" when local standards equal or exceed those of HUD. The subdivision drainage system is then shown on the Neighborhood Grading and Drainage Plan obtained under Item 1.
(3) Other Neighborhood Improvement Plans - These items provide for special off-site improvements as indicated. Dimensions and locations are specified for the guidance of the developer's staff who usually makes these exhibits a part of the Neighborhood Grading and Drainage Plan.

(4) Utility Plans - These are only required when community systems are involved, when known deficiencies exist in public systems, or when the local unit of government has not previously engaged in rendering these services.

(5) Special Property Improvements - Typical Plot Plans will be required when the developer proposes special lot improvements for a specific proposal. With respect to lawns, the extent of installation will be shown. For shrub and tree planting, a simple plan with plant locations, names and sizes will be indicated.

(6) Slope Control Plans, Specifications Statement (per Data Sheet 79G) - This information is always required if Data Sheet 79G is applicable and when other minor slopes are involved. (See reference (13) of the Foreword.)

(7&8) Subdivision Plans and Protective Covenants - The recorded documents, if not available at this time, are secured prior to insurance of the first property in the tract.

A slope control map and maintenance provisions are included in recorded covenants if development is under Data Sheet 79G and other than minor slopes are involved.

(9) Mineral Reservations - The developer's application Form HUD 92250, Item 9, indicates whether there are mineral reservations.

(a) The box on Form HUD 92256 is checked whether or not the developer has indicated on the application that there are mineral reservations. If there are no mineral reservations on record, the developer must submit written evidence to this effect. If there are mineral reservations, the developer must submit exhibits showing what rights have been reserved.
Important considerations are rights of surface entry for drilling or excavation, and subsurface rights close enough to the surface to create possible physical hazards to insured residential properties.

(10) Planned Unit Development

(a) Neighborhood Association Documents - Final legal documents must be in accordance with Forms FHA 1400, 1401, 1402, 1403, and HUD Data Sheet 40 (Ref. 13). These cannot be delayed as the developer's merchandising program must be established at an early date and all sales made subject to these documents. HUD legal counsel will review the documents if the formats are not followed.

(b) Description of Services - Services of the homeowners association must be definitely established to inform prospective purchasers and to facilitate accurate estimation of charges.

(c) Estimate of Charges - The estimate of charges to be made by the homeowners association for its services must be carefully reviewed. Charges underestimated by the developer may attract buyers who will suffer hardship when the charges are raised at a later time.

(d) Architectural Drawings - Complete working drawings in duplicate of all dwelling units and common area improvements including plot plans, foundation or basement plans, plan of all floors, elevations, grade levels, sectional wall details and heating layout.

(11&12) Space is provided for additional special exhibits not provided for elsewhere on the form; i.e., final plans for any necessary flood control, HUD 2084c when individual sewerage disposal systems will be used.
NEIGHBORHOOD GRADING AND DRAINAGE PLAN
FOR GENTLE SLOPES GENERALLY LESS THAN 5%)

NOTE: Drainage system may be omitted if shown on other submitted plans. Dwelling locations are optional and should be shown in lieu of individual plot plans if locations can be pre-determined. For street trees indicate location, name and sizes. Indicate type of electrical and telephone systems. (Underground, etc.)

ILLUSTRATION "A"
NEIGHBORHOOD GRADING AND DRAINAGE PLAN
FOR STEEP SLOPES GENERALLY MORE THAN 5%.

NOTE: DRAINAGE SYSTEM MAY BE OMITTED IF SHOWN ON OTHER SUBMITTED PLANS. DWELLING LOCATIONS ARE OPTIONAL AND SHOULD BE SHOWN IN LIBU OR INDIVIDUAL LOT PLANS IF LOCATIONS CAN BE PRE-DETERMINED. FOR STREET TREES INDICATE LOCATION, TYPE AND SIZES. INDICATE TYPE OF ELECTRIC AND TELEPHONE SYSTEMS, (UNDERGROUND, ETC.) ILLUSTRATION "B".