

BUILDER APPROVAL APPLICATION

CWRE Idaho

Form 2 — Subdivision Builder Qualification Review
[Development Name — To Be Inserted by Developer]

All builders, general contractors, and owner-builders seeking to purchase a lot or construct a home within this subdivision must complete this application and receive written approval from the Developer prior to submitting any purchase offer. Incomplete applications will not be reviewed. Approval is not guaranteed.

PART A — BUILDER INFORMATION

Business / Company Name:

Primary Contact Name:

Mailing Address:

Phone Number:

Email Address:

Idaho Contractor License No.:

Idaho Real Estate License No. (if applicable):

Years in Business:

Number of Homes Built in Last 5 Years:

Primary Construction Area / Counties Served:

General Liability Insurance: ☐ Yes ☐ No

Insurance Provider & Policy No.:

PART B — PORTFOLIO OF PAST WORK

Provide details for at least three (3) recently completed homes. Attach photos, renderings, or a digital portfolio link. The Sales Team will review and forward to the Developer.

Project 1

Address / Location:

Year Completed:

Square Footage:

Approximate Value at Sale:

Project 2**Address / Location:**

Year Completed:

Square Footage:

Approximate Value at Sale:

Project 3**Address / Location:**

Year Completed:

Square Footage:

Approximate Value at Sale:

Portfolio / Website Link (if available):

PART C — PROPOSED HOME / LOT INFORMATION

Provide preliminary details for the home proposed to be built. A rendering or sketch is required; full architectural plans are preferred but not required at this stage. All submissions must comply with the subdivision CC&Rs and Architectural Review Committee guidelines.

Lot Number(s) of Interest:

Proposed Square Footage:

Number of Bedrooms / Bathrooms:

Garage Configuration (e.g., 3-car attached):

Proposed Exterior Materials / Style:

Estimated Construction Start Date:

Estimated Completion Date:

Rendering / Drawing: ☐ Attached ☐ Will submit within 5 business days

PART D — REAL ESTATE AGENT DISCLOSURE

The builder acknowledges that the Mountain Realty LLC, Clint Walker is the exclusive listing agent for all lots and homes within this subdivision and agrees to the following commission terms:

- I understand that Mountain Realty LLC, Clint Walker will receive a minimum commission of three percent (3%) of the total sales price on any lot or home sold through this subdivision.
- If I am working with an outside buyer's agent, I agree that compensation to that agent will be arranged between myself, the buyer, and/or the buyer's agent — not Mountain Realty LLC, Clint Walker or the developer.
- I will not bring an outside listing agent to list, re-list, or market any property in this subdivision.

PART E — CERTIFICATIONS AND ATTESTATIONS

By signing below, the applicant certifies that all information provided is true and accurate to the best of their knowledge, that they have read and understand the Subdivision Purchase & Participation Disclosure Agreement (Form 1), and that they agree to comply with the CC&Rs, Architectural Review Committee guidelines, and all subdivision requirements if approved.

Builder / Applicant:

Signature _____

Printed Name _____

Date _____

FOR OFFICIAL USE ONLY

Date Application Received: _____

Reviewed by Sales Team: _____ **Date:** _____

Forwarded to Developer: _____ **Date:** _____

Developer Decision: ☐ Approved ☐ Denied ☐ Resubmit Required

Reason for Denial / Notes:

Developer Signature _____

Date _____

Sales Agent Signature _____

Date _____

ATTORNEY REVIEW NOTE: This document is a working draft. Review by a licensed Idaho real estate attorney is required prior to use.