

TEXT THAT IS STRICKEN THROUGH WILL BE REMOVED FROM COVENANTS AND MOVED TO ARCHITECTURAL REVIEW COMMITTEE (ARC) GUIDELINES

YELLOW HIGHLIGHTED TEXT EXPLAINS REASON FOR MOVE TO ARC GUIDELINES

BLUE HIGHLIGHTED TEXT IS NEW LANGUAGE TO COVENANTS

Article VII ARCHITECTURAL REVIEW COMMITTEE

Section 1. Review by Committee.

No residence, outbuilding, fence or wall shall be constructed or located on any Residential Lot nor shall any addition or exterior change to or modification of the improvements be commenced until the plans and specifications have been submitted and approved, in writing, by the Architectural Review Committee ("ARC").

~~If no action is taken by the ARC within sixty days after submission of the plans and specifications, the request shall be deemed denied.~~ (Move to ARC guidelines and rework deemed denial language, to include that ARC shall notify applicant of receipt of their application within a reasonable time, and shall notify the applicant of any missing or incomplete information and allow for resubmission before denying application).

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Section 3. Architectural Guidelines.

The ARC shall promulgate guidelines to assist owners in improving their Residential Lots. The guidelines shall identify the procedure and criteria for review of Residential Lot improvement applications. Decisions of the ARC will be made on a majority basis in a manner prescribed by the guidelines. Changes to the ARC guidelines may be made from time to time, using the procedures laid out in the ARC guidelines. All improvements to Residential Lots must comply with the ARC guidelines in effect at the time application for improvement and construction are submitted for approval. (New language – procedures for changes to guidelines will be included as a new provision in the ARC guidelines, which allows for comment by the community on any proposed changes, and voting on changes will be established in these new procedures).