

16. The right is reserved to lay or place or authorize the laying and placing of sewer, gas and water pipe lines, telephone, telegraph, and electric light poles on any of the streets, alleys, and byways shown on said plat without compensation or consent of any lot owner in said subdivision. An easement for the installation and maintenance of utilities and drainage facilities five (5) feet in width is reserved over said streets, alleys and byways.

17. Easements for utility installation and drainage facilities are reserved over and across the side and rear five (5) feet of all of said lots, with the provision that in the event one or more lots or portions thereof are joined together to form a larger lot, as specified in paragraph 15, the easement shall be only on the side and rear boundaries of the lot as formed.

18. No building shall be erected, placed, altered or permitted to remain in any said lots until and unless the building plans, specifications and plat plan showing location of such building, the direction in which the front of said dwelling is to face, the proposed type of construction and the exterior design have been approved in writing as to conformity and harmony of exterior design with the existing structure in the subdivision, and as to location of the building with respect to topography and finished ground elevation by the architectural committee, or by a representative designated by a majority of the members of said committee. One set of plans, specifications and plat plan shall be left or filed with the committee. In the event said committee, or its designated representative, fails to approve or disapprove such design, plans, specifications and locations within 30 days after said plans have been submitted to it, or, in any event, if no suit to enjoin the

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