

be deemed to include the erection, placement, or alteration of any wall or fence to be made in any lot.

5. Application for approval as required herein shall be made to the committee or to any member thereof; at the time of making such application there shall be submitted building plans, specifications and plot plan all in duplicate. One copy of such plans and specifications will be retained by the committee and the other copy will be returned to the applicant with approvals or disapprovals plainly noted thereon.

6. The committee is authorized by unanimous vote of all its members to approve or ratify in the construction or alteration of any building minor violations of the requirements herein set forth under Section III, "Setbacks. Location and Size of Improvements and Lots," if in the opinion of all the members of the committee the same shall be necessary to prevent undue hardship because of topography, the shape of any platted lot or the setback lines as shown on the recorded Plat, and if in the opinion of the members of the Committee such violation will cause no substantial injury to any other lot owner. In no event may the committee approve or ratify a violation of the front setback line of more than 5 feet or of the main building side line restriction or more than 4 feet or of the restrictions as to building size imposed by Section 11, Paragraph 7. The approval or ratification by the committee in accordance with this paragraph shall be binding on all persons.

IV/ Easements

1. An easement is reserved over all rear and side lot lines, 5 feet in width on each side of the lot lines, for drainage purposes. In addition to the above easements, any drainage easements as shown on the recorded plat, are also reserved.

V/ Miscellaneous

1. No sign shall be permitted on any residential lots except that a single sign offering property for sale or for rent may be placed on any such lot provided such sign is not more than 20 inches wide by 20 inches high.

2. Names or numbers painted on mailboxes and/or any other house numbers will be