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MITCHELL MILL SUBDIVISION HOMEOWNER'S ASSOCIATION
ARCHITECTURAL STANDARDS AND GUIDELINES

In accordance with the Declaration of Covenants, Conditions and Restrictions for Mitchell Mill Subdivision, the Board of Directors has established the following Architectural Standards and Guidelines that must be followed by all homeowners of the subdivision.

1. No building, sign, fence, outside lighting, hedge (except up to a height of three (3) feet, wall, walk, antenna, clothesline or other structure or planting (except up to a height of three (3) feet) shall be constructed, erected or planted until the plans and specifications showing the nature, kind, shape, height, materials, floor plans, color scheme, and location with respect to topography and finished ground elevations have been submitted and approved in writing by the Architectural Control Committee. The Architectural Control Committee shall have the right to refuse to approve any plans and specifications which are not suitable or desirable in its sole discretion, for aesthetic or any other reasons, provided such approval is not unreasonably withheld. Please refer to Article VI for further information.
2. No single story residential structure which has less than 960 heated square feet is permitted.
3. Outside clotheslines shall not be permitted.
4. Only "For Sale" or "For Rent" signs are allowed and shall not be more than three feet in width and three feet in height.

5. Fences are not allowed in the back of any homes that are adjacent, adjoining or directly related to the Common Area to be used for the recreational facilities.
6. No building materials of any kind shall be allowed to be stored on any Lot except for the purpose of construction on such Lot.
7. No accessory building of any nature whatsoever (including but not limited to detached garage, storage building, dog houses, greenhouses) shall be placed on any Lot without prior written approval of the Architectural Committee, with said Committee to have the sole discretion relating to the location and type of accessory building which shall be permitted on any Lot.
8. Owners of Lots shall not be permitted to park their automobiles on the streets in the development.
9. Trailers, campers, boats and other similar property must be parked in a garage or approved screened area.
10. No inoperative or abandoned vehicle, or any type, shall be parked or stored on any Lot or on the streets of the development.
11. Above ground pools are prohibited.

The above is only part of the Architectural Guidelines and may be changed at any time by the Board of Directors. Additional guidelines are in the Declaration of Covenants. All exterior changes, additions, alterations must receive approval from the Architectural Control Committee prior to construction. Failure to comply with the Architectural Controls may result in fines being imposed by the

Association. It is the homeowners' responsibility to insure that the request was received and that a response from the Architectural Control Committee was made within thirty (30) days.