

5.4 Construction Time Frame - (1) Approval of plans is for one year only. In the event construction has not started according to the plans approved within one year, an updated approval must be obtained. (2) After construction starts, three years will be allowed for completion of exterior construction, including but not limited to water lines, septic tanks, exterior walls and roofs and with doors and windows installed. (3) An additional three years will be allowed for completion and final Sanpete County inspection.

5.5 Building Setbacks - No building, structure, road or device (i.e. propane tank) etc. shall be approved which is closer than twenty-five (25) feet to any certified lot line, private property line and federal property line, and fifty (50) feet to any Association frontage road. Where legitimate hardships or exceptional circumstances exist for a specific lot, variances to these setbacks may be granted in as close accordance as feasible with Section 5 (at large) of this amended Declaration of Protective Covenants.

5.5.1 All plans submitted for approval by the Architectural Committee shall be reviewed for compliance with the Amended Declaration of Protective Covenants. All plans for new construction, and additions, alterations, and modifications of existing structures that are intended to house people for any purpose must first be submitted to the Architectural Committee. After approval, plans must be submitted to Sanpete County to obtain an official building permit before construction begins. A final inspection permit obtained from the said county must be obtained before occupancy is permitted.