

CASITA COLONY RECREATION ASSOCIATION DECLARATION EXCERPTS  
HOME MODIFICATION

5. No fences, hedges or walls shall be erected upon said premises, except such as are installed in accordance with the initial construction of the buildings located thereon or as approved by Casita Colony Recreation Association in the manner set forth in Paragraph #7 hereof.

6. (i) No building, fence, wall or other structure shall be commenced, erected or maintained, until the plans and specifications, showing the nature, kind, shape, height, materials, floor plans, locations and approximate cost of such a structure shall have been submitted to and approved by the Board of Directors of Casita Colony Recreation Association, and a copy thereof, as finally approved, logged permanently with said Board. The Board shall have the right to refuse to approve any such plans or specifications or grading plans, which are not suitable or desirable, in its opinion, for aesthetic, or any other reasons, and in so passing upon such plans, specifications and grading plans, it shall have the right to take into consideration the suitability of the proposed building or other structure and of the materials of which it is to be built, to the site upon which it is proposed to erect the same, the harmony thereof with the surroundings and the effect of the building or other structure as planned on the outlook from the adjacent or neighboring property. All subsequent additions, changes or alterations to the exterior of any building or in any fence, wall or other structure shall be subject to the prior approval of the Board.

7. (a) (iii) In addition to meeting the other requirements of these covenants and of any building code or similar regulations or ordinances, any owner proposing to modify, make additions to, or rebuild his residence in any manner which requires the extension or other alteration of any party wall shall obtain the written consent of the adjoining owner. Prior to submitting the planned construction to the Board of Directors for approval in accordance with paragraph 7.(i).