



ARTICLE V11

TREASURE COVE HOMEOWNERS' ASSOCIATION RESTRICTIVE COVENANTS

- 1. No trade, manufacture, business or commercial undertaking (including the business of a guest house proprietor, boardinghouse or hotel operator) and no profession shall be carried on any lot.**
- 2. No duplex house, apartment house, hotel, hospital or other building designed for occupation by more than one family with its guests and servants shall be permitted.**
- 3. No garage, outbuilding, tent, trailer or other temporary building structure or shelter shall be used as a residence or living quarters except during construction of residences and then only for a period not exceeding six months.**
- 4. No Lot in the said Subdivision shall be divided or subdivided into a smaller unit or units (but this provision shall not prohibit the building of one house on more than one Lot).**
- 5. No building structure or earth mound of any kind (including marine structure) shall be built, erected, constructed, placed, enlarged or altered on any lot without the express written consent of the Association.**
- 6. No fences or walls shall be erected on the boundaries of any lot to a height greater than Six (6) feet. All clothes lines must be placed at the rear of the Lot. No temporary or permanent beach house, fences, barricades, walls, cabanas, boathouses, docks or other obstructions shall be constructed on the beach in front of any of the Lots in the said Subdivision facing the beach.**

- 7. Not more than one operative fresh waster supply shall be placed on each lot. No water shall be drawn from a well for the purpose of human consumption. Fresh water shall not be drawn from any will at a rate exceeding One thousand (1,000) gallons per day.**
- 8. No furniture, packages, equipment or goods or objects of any kind shall be kept or suffered to be kept in or upon the Common Areas of the said Subdivision and such areas shall not be used for any purpose other than normal passage or such leisure or other purpose as may be designated by the Association from time to time.**
- 9. No earth or open pit or cesspit shall be constructed or maintained on any Lot (except an approved type during construction). No domestic fresh water waste shall be discharged or disposed of otherwise than into a sewerage system.**
- 10. Nothing shall be done over or under the areas in respect of which easements are excepted or reserved for utilities which will or may prevent impede or interfere with the use of such areas for the purposes of laying, erecting, inspecting, maintaining, repairing, replacing and removing cable, pipe, lines, conduits, wires, poles and other apparatus for the purpose of supplying water, electricity, telephone and cable services or utilities in the said Subdivision and for the purpose of providing drainage and sewerage facilities to the said Subdivision and every part thereof.**
- 11. No Lot shall be used as a dumping ground for derelict vehicles or boats, rubbish, trash, garbage or other waste matter and no incinerator shall be permitted nor shall any garbage or other waste be kept otherwise than in sanitary containers and no equipment for the storage or disposal of such material shall be exhibited or readily amenable to the view of other Owners of Lots in the said Subdivision.**
- 12. Nothing shall be done on ay Lot whereby the natural flow of surface water shall be increased or altered in such manner as to cause a nuisance to any adjoining or neighboring property.**
- 13. In order to preserve the appearance of the Lot or the house thereon after initial construction of any premises or any improvements thereon the Owner shall not make permit or suffer to remain any modifications or alterations thereto (including anything done or proposed to be done to the exterior of any building on the Lot or of the doors and windows thereof) either by way of painting decoration the installation of wiring or antenna or air conditioning machines or otherwise howsoever without the prior written consent of the Association.**

- 14. The Owner shall not allow his premises to fall into a state of disrepair and in keeping with the foregoing the Owner shall fully maintain renew repair and reinstate the windows doors structure roof and the entire outer surfaces and appearance of the house and improvements to the Lot so as to maintain the same in its original appearance and condition as a newly built residential premises.**
- 15. No sign, billboard, hoarding poster or advertising device of any character shall be erected or displayed on or over any Lot without the prior written approval of the Association.**
- 16. No animals or poultry shall be kept, raised or maintained on any Lot except dogs and cats (not exceeding Two (2) dogs and/or cats per Lot) save that such dogs and/or cats shall not be allowed to roam on any other Lot or the Common Areas of the said Subdivision .**
- 17. Nothing shall be done on any lot, which may be or become an annoyance or nuisance to the Owners of any adjoining or neighboring Lot.**
- 18. No building or structure shall remain unfinished for more than Six (6) months after the same shall have been commenced. No construction, building or any building activity is permitted before the hour of 7:00 a.m. or after the hour of 6:00 p.m. No building or construction or any of the machine work that creates noise will be permitted on Sundays.**
- 19. No boat exceeding Twenty (20) feet in length shall be kept on any Lot.**
- 20. Nothing shall be done upon any lot, which shall be in breach of the Rules and Regulations promulgated by the Association from time to time.**