

- 4.7 GUTTERS AND DOWNPIPES
- 4.7.1 Gutters and downpipes must be unobtrusive and as far as possible concealed. All exposed gutters must be painted or powder coated in a complementary colour.
- 4.8 BALUSTRADES
- 4.8.1 Balustrades to verandas and balconies must be approved by the HOA and will be subject to a recommendation by the consulting architect.
- 4.9 COLOUR SCHEME
- 4.9.1 The external colour scheme to be used must complement the pallet of pastel colours approved by the consulting architect. Any change to an existing colour scheme must be submitted for approval.
- 4.9.2 The external paint colour for doors and windows may be articulated as a contrast, but must remain within the natural vernacular. Alternatively stained wood may be used.
- 4.9.3 The colour scheme to be used must complement the colour schemes of the adjoining properties and shall be submitted for approval.
- 5 SITE USE
- 5.1 CARAVANS, BOATS AND TRAILERS
- 5.1.1 Caravans, boats and trailers may not be kept on public areas. If kept on private property it shall not be visible from the public areas or other properties.
- 5.2 LETTERING AND SIGNS
- 5.2.1 Only street names, numbers and place names will be allowed. Lettering on houses must be consistent in size and shape (details to follow).
- 5.2.2 No other signage, whether permanent or temporary, will be allowed.
- 5.3 LAUNDRY AND REFUSE
- 5.3.1 Laundry drying areas and refuse bins must be fully enclosed. The walls must be high enough to provide the necessary screening and painted in a matching colour.
- 5.4 TEMPORARY STRUCTURES
- 5.4.1 No temporary structures will be allowed without prior written approval by the HOA.
- 5.5 SIDEWALKS, DRIVEWAYS AND SERVICES
- 5.5.1 Use of materials must complement existing paving and shall be submitted for approval.
- 5.5.2 Paving may not be painted.
- 5.5.3 3 x 110mm sleeves must be provided under the driveway, in the centre of the sidewalk for future connections (3-phase power, Telkom, IT etc.).
- 5.5.4 Owners will be required to make their own connection to a Telkom point located along the sidewalk.
- 5.5.5 A pedestrian right of way of 1.5m must be maintained along all sidewalks.
- 5.5.6 A minimum of 1 light (detail to be supplied) must be provided at the entrance of each property.
- 5.6 TELEVISION AERIALS AND SOLAR PANELS
- 5.6.1 Television and other aerials or devices must be fixed with due consideration to the views and sight lines of other properties, and be as inconspicuous as possible (The provision of a central dish is currently being investigated and special requirements with regards to conduit will be issued).
- 5.6.2 Solar panels must be flush with the roof and mounted so as to be as inconspicuous as possible.
- 6 PROCEDURE FOR APPROVAL OF PLANS
- The following procedure must be followed for the approval of plans prior to the commencement of construction (See Appendix 1 for flow diagram).
- 6.1 Prior to the submission of formal plans, applicants must submit sketch drawings to the Architectural Review Committee for "principle" approval.
- 6.2 Sketch plans, which comply with the Town Planning Scheme, together with a building program have to be submitted to the consulting architect as well as the Estate Manager in an acceptable format.