

bound by nor liable under these Restrictive Covenants. A majority vote shall govern in all matters before the Committee, except as provided otherwise in this Section 4. Two members of the Architectural Committee shall constitute a quorum. The Architectural Committee is hereby empowered to delegate any of its authority or authorities herein conferred to a third party or parties duly authorized by the Committee.

4.2 No improvements of any nature shall be erected, placed, altered or changed on any lot in this subdivision until and unless the building plans, specifications and plot plan showing the proposed type of construction, exterior design and location of such residence or other improvement have been approved in writing by the Architectural Committee as to conformity and harmony of external design and consistence of plan with existing residences and improvements on other lots in the subdivision and as to the location of the structure.

4.3 In order to prevent duplication of buildings or improvements to be constructed in this subdivision, the Committee is vested with full authority to approve or disapprove plans for the construction of any building or improvement when its major features are similar to an existing building or improvement as to be considered a substantial duplication thereof in the opinion of the Architectural Committee. The Architectural Committee shall further have the right to refuse to approve any such plans, specifications, or plot plans when taking into consideration the suitability of the proposed materials of which it is to be built, whether or not it is in harmony with the surroundings, and the houses already constructed.

4.4 In the event that the Architectural Committee fails to approve or disapprove such plans within thirty (30) days after they have been submitted to it, or if no suit to enjoin the erection or alteration of such building or improvement has been commenced before such erection or alteration is substan-