

LAKE JANE ESTATES

BUILDING REGULATIONS:

REVISED MAY 7, 1973

In addition to compliance with the building code of the City of Bonney Lake, the following regulations apply to Debra Jane Lake Addition to the City of Bonney Lake as set forth by the Board of Trustees of Lake Jane Estates:

1. No structure shall be constructed without consent of Lake Jane Estates Architectural Committee.
2. Lake Jane Estates Architectural Committee will not approve of the building of structures which do not meet F.H.A. regulations.
3. In addition to consent for the building of a structure by the Lake Jane Estates, Architectural Committee, a building permit must be obtained from the City of Bonney Lake.
4. The main floor of a residence, exclusive of porches, garages, decks, and other appurtenances must be a minimum of 800 sq. Ft.
5. Any building or structure must have a completed exterior within 6 months from commencement of construction unless written consent for extension is granted by Jane Estates Architectural Committee.
6. A permit may be issued to the property owner who has received consent to build a construction of structures for which permits were issued is in progress. Residence in a substandard dwelling during period of construction is limited to one year. Extensions beyond one year may only be granted by the Lake Jane Estates Architectural Committee. Residing on property must be in a structure equipped with approved flush-type toilet connected to approved septic tank or sewer.
7. All construction must be new construction. No used buildings may be moved onto any lot.
8. No dock or structure of any type may be built so that it extends into the water of Debra Jane Lake more than 6 feet, nor may its width be more than 14 feet.
9. The final interpretation of there rules and regulations shall rest with the Board of Trustees of Lake Jane Estates.

The foregoing regulations are not intended to be in conflict with the zoning codes of Pierce County and the City of Bonney Lake, but are for the protection of residents or investors in this area.

Inasmuch as the initial advertisement by the land development company of Debra Jane Lake, Addition to the City of Bonney Lake prescribed certain regulations in regards to the construction of dwellings and other structures and guaranteed purchasers of property in this area that their building regulations would be complied with, the Lake Jane Estates Board of Trustees has adopted these regulations for Debra Jane Lake Addition to the City of Bonney Lake.