

0001040

RESTRICTIVE COVENANTS

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Document Number

Document Title

Lots 52 through 71 and Outlot 2, Eagle Point Addition No. 1, being a part of the Northwest 1/4 and Southwest 1/4 of the Northwest 1/4 of Section 36, Township 4 North, Range 22 East, in the Town of Caledonia, Racine County, Wisconsin.

See attached tax key numbers

James A. Ladwig

JAMES A LADWIG
RACINE COUNTY
REGISTER OF DEEDS

Recording Fee Amount: \$39.00



37
The Newport Group, Ltd.
6949 Mariner Drive
Racine, WI 53406

See attached

Parcel Identification Number (PIN)

**RESTRICTIVE COVENANTS
FOR
EAGLE POINT SUBDIVISION
ADDITION NO. 1**

Declaration of conditions, covenants, restrictions and easements regarding Eagle Point Subdivision Addition No. 1, Town of Caledonia, Racine County, Wisconsin.

This declaration is made by Newport Group, Ltd., hereinafter called "Developer", as owner of certain real property in Racine County, Wisconsin:

WHEREAS, the Developer holds title to certain real estate located in the Town of Caledonia, Racine County, Wisconsin, described in Exhibit A to this declaration, which lands have been platted as Eagle Point Subdivision, said land being hereinafter referred to as the "Subdivision"; and,

WHEREAS, this declaration will carry out the aforesaid purposes and will assure each subsequent owner of property in the Subdivision of the continuance of these standards.

NOW, THEREFORE, in consideration of the premises and the mutual promises of the parties to be bound by these restrictive covenants, the Developer hereby imposes upon the lands described in Exhibit A and known as Eagle Point Subdivision, the conditions, covenants, restrictions and easements hereinafter set forth which shall inure to the benefit of and pass with all said property and each and every parcel thereof, and shall apply to and bind the successors in interest and any owner thereof.

I. GENERAL PURPOSE

The general purpose of this declaration is to help assure that the Subdivision will become and remain an attractive development, to insure the best use and most appropriate development and improvement of each building site to protect owners of building sites against use of surrounding building sites in such a manner as will detract from the residential value of the property, to guard against the erection on building sites of poorly designed or proportioned structures, to obtain harmonious use of material and color schemes, to insure the highest and best residential development of said property, to encourage and secure the erection of attractive buildings designed and built in accordance with a harmonious theme, to secure the appropriate locations thereof on building sites, to prevent haphazard and inharmonious improvement of building sites; and to secure and maintain proper setbacks from streets.

II. TERMINATION

The restrictions are to run with the land and shall be binding on all parties hereto and all persons claiming under them for a period of twenty-five (25) years, unless the restriction provision specifies otherwise, from the date they are recorded, at which time, said Conditions, Covenants, Restrictions and easements shall be automatically extended for successive periods of ten (10) years unless the record owners of three-fourths (3/4) or more of the lots in the Subdivision shall:

A. Execute a written document modifying, amending or rescinding these conditions, covenants, restrictions and easements or any one or more of them in whole or in part; and

B. Record such document in the office of the Register of Deeds of Racine County, Wisconsin.

III. SEVERABILITY

Invalidation of any provision of these restrictions by judgment or other court order shall not in any way affect any of the other provisions which shall remain in full force and effect.

IV. ARCHITECTURAL CONTROL COMMITTEE

(SEE ALSO SECTION V. DWELLING QUALITY)

No structure shall be erected, placed, or altered on any lot until the building plans, landscape plans, specifications and plot plan showing the location thereof have been approved in writing as to quality, materials, harmony of external design and colors with the existing and planned structures, and as to location with respect to topography, neighboring homes, setbacks, finished grade elevations, driveways and planning by the Architectural Control Committee. Such plans and specifications shall be submitted to the Architectural Control Committee and approved before a building permit from the Town of Caledonia is applied for.

A. The design layout and exterior appearance of each residence shall be such that, in the opinion of the Architectural Control Committee at the time of approving the building plans, the residence will be of compatible design and quality to existing homes in the Subdivision and will have no substantial adverse effect on the property values in the neighborhood.

B. The approval or disapproval of the Architectural Control Committee as required by these covenants shall be in writing. Should the Architectural Control Committee fail to approve or disapprove such plans and specifications and the location within thirty (30) days after submission of the plans to it, then such approval will not be required, but all other conditions and restrictions herein contained shall remain in force, and the related covenants shall have been deemed to have been fully complied with. Purchaser shall submit two copies of the building

plan, exterior color selections, and two copies of the survey for approval. Upon approval, the Architectural Control Committee will return one set of the building plans and one copy of the survey to purchaser. The Architectural Control Committee will retain one set of the building plans and one copy of the survey in the sale file for the individual lot.

C. The initial Architectural Control Committee is composed of Raymond C. Leffler whose signature is required on all approved plans.

D. The address of the Architectural Control Committee is:

Newport Development
6949 Mariner Drive
Racine, WI 534056

E. The Architectural Control Committee may designate a representative to act for it. In the event of the death or resignation of a member of the Architectural Control Committee, the remaining member(s) shall have full authority to designate a successor. Neither the members of the Architectural Control Committee, nor its designated representative shall be entitled to any compensation for services performed pursuant to this covenant.

F. If, at any time, the Architectural Control Committee has ceased to exist as such and has failed to designate a representative to act for it, the owners of a majority of the lots in the Subdivision may elect a successor committee at a meeting of lot owners called by notice in writing, mailed to the last known address of all Subdivision lot owners as shown on the assessment rolls of the Town of Caledonia, and in the absence of such an Architectural Control Committee, the need for the Architectural Control Committee approval is dispensed with.

G. The Architectural Control Committee may grant a special exception to specific restrictions where a literal application would cause undue hardship and where the granting of such special exception would not be incompatible with the basic concept of the Subdivision.

V. DWELLING QUALITY

The face of every outside wall of any residence shall be constructed of a material approved by the Architectural Control Committee and all residences shall contain some brick, stone or other approved masonry material on the front elevation. All residences shall have roofs constructed of dimensional asphalt or dimensional fiberglass shingles with not less than a 6" to 12" (6/12) pitch, including garages. In addition, every elevation of the residence shall contain at least one window. The Architectural Control Committee may require more than one window per elevation and the decision the Architectural Control Committee shall be final. Every residence erected on a lot in the Subdivision shall have minimum floor areas as follows:

1 Story (Ranch Style)	1700 sq. ft. minimum
2 Story (Traditional)	2000 sq. ft. minimum
1 ½ Story (Example: Cape Cod)	1800 sq. ft. minimum

For purposes of this section "floor area" shall be defined as the area within the exterior wall lines of a building and shall not include any floor space below grade, garages, breezeways, and unenclosed porches, attics and other areas not finished or useable as living quarters. The Town of Caledonia requires a minimum of 800 sq. ft. of first floor living space.

VI. BUILDING LOCATION

Subject to approval by the Architectural Control Committee, structures may be located anywhere on a lot, provided such location is consistent with the basic principles of good site interrelationship between the various other nearby structures and provided further that no structure or part thereof shall be erected contrary to the Town of Caledonia building code restrictions. No structure or part thereof erected upon any corner lot in the Subdivision may be erected nearer than thirty-five (35) feet from the lot line adjacent to the street located at the side of such building. The front yard building setback line for all lots in the subdivision shall be thirty-five (35) feet from the front lot line unless written approval is received from the Architectural Control Committee. The side yard setback shall not be less than ten (10) feet. The rear yard setback for all lots in the subdivision shall be fifty (50) feet.

This paragraph may not be modified without the prior written approval of the Town of Caledonia and Racine County.

VII. GARAGES, DRIVEWAYS, SERVICE WALKS AND SIDEWALKS

A two (2) car garage shall be constructed on a building site and shall be directly attached to the residential structure or attached by a breezeway. ***Detached garages of any size are prohibited.*** Nothing in this section shall be construed to prohibit the construction of an attached garage which is larger than the minimum required by this section (up to a three car garage allowable). All garages must conform in size to applicable Town of Caledonia building ordinances. To minimize dust and to enhance the appearance of the Subdivision, the driveway or driveways shall, within one (1) year after issuance of the occupancy permit for a building site, be surfaced with concrete, blacktop, brick or other hard surface material acceptable to the Architectural Control Committee. The plans and specifications for residences submitted to the Architectural Control Committee for approval shall include the specifications for the location and surfacing of the driveways and walkways.

VIII. UTILITIES

All electric lines, telephone lines, television service lines, or any other cable or conduit running from utility service lines or transformers to any residence shall be underground. Above ground tower-style antennas are prohibited.

IX. HEDGES AND FENCES

A. Hedges shall be permitted provided that the same are located as required by these covenants and maintained by the lot owner.

B. Firewood or other materials of a similar nature stored or kept on any lot must be screened from view by means of a fence or wall of sufficient height to conceal the same, but no higher than four (4) feet, by shrubbery of sufficient density to accomplish the same purpose, or other approved screening. Nothing in this paragraph should be deemed to restrict perimeter fences to four (4) feet in height. Perimeter fencing location, **material** and height are to be approved by the Architectural Control Committee.

C. No hedge may extend to a point nearer to the street on which the house fronts than the front foundation line of such house.

D. No fence shall be permitted to extend nearer to any street than the rear foundation line of the principal structure, except those specifically approved by the Architectural Control Committee.

E. Except as herein stated, fences and walls shall be permitted provided that the material and location of the same are in conformity with the Town of Caledonia building codes. The location, design, construction and material for all fences or walls are subject to approval by the Architectural Control Committee. *Chain link fences are expressly prohibited.*

X. PETS

No animals may be kept or maintained upon any lot except dogs, cats, or other usual and ordinary household pets. Separate outbuildings or enclosures may be erected or kept upon a lot for the purpose of housing or restraining any animal or pet provided the location, design, construction and material for such structure is approved by the Architectural Control Committee.

XI. FILLING BUILDING SITE AND CHANGING CONTOUR

Where fill is necessary on the building site to obtain the proper topography and finished ground elevation, it shall be ground fill, free of waste material, and shall not contain noxious materials which will give off odors of any kind, and all deposited fill materials shall be leveled immediately after completion of the building. Any excess excavation of earth shall be removed from the building site. Grade plans shall be submitted to the Architectural Control Committee for approval before altering the contour of any lot so as to 1) change the pre-existing surface water drainage as affects any adjoining lots, and/or 2) create a slope of more than three (3) horizontal feet to one (1) vertical foot within twenty (20) feet of any lot line. The finished grade of any improved lot in the Subdivision shall comply with the Master Grading Plan on file with, and approved by the Town of Caledonia. Changes to this covenant are only allowed with written Architectural Control Committee approval and the approval of the Town of Caledonia. No sod,

gravel, sand, or soil may be removed from any lot except in connection with the construction of a building upon said lot and then only so much as is necessary and essential in the furtherance of such construction. Under no circumstances shall any of such materials be removed beyond the Subdivision boundaries without the consent of the Architectural Control Committee.

It shall be the responsibility of each individual lot owner to maintain the ditch lines of their lots. This may include, but is not limited to, any seeding that may be required, the removal of any weeds, the mowing of grass within the ditch line, maintaining the proper grade of the ditch per the approved grading plan and the building permit survey issued by the Town, and the proper maintenance of culverts, if any, to maintain adequate drainage at all times.

XII. NOXIOUS ACTIVITY

No noxious, offensive, or dangerous activity of any kind may be conducted upon any lot; nor may any trade, business or profession be carried on; and generally, no activities may be conducted which would constitute a nuisance to other owners of lots within the Subdivision.

XIII. SIGNS

No signs of any character, size, or description shall be maintained upon any lot in the Subdivision except signs of a size no larger than ten (10) inches by eighteen (18) inches bearing the name, address, or both of the resident occupying such lot, security service warning signs or residential re-sale "For Sale" signs. The content, size and design of all signs shall be controlled by the Architectural Control Committee, which may establish written rules with regard to such signage. The Developer, its successors and assigns, shall be exempt from these sign restrictions during the entire development period. Larger signs may be used by the Developer or its agents or by a builder to advertise the property during the sale and/or construction period. Further, the Developer, its successors and assigns shall be allowed to erect and maintain signs and markers identifying the Subdivision.

XIV. SWIMMING POOLS

In-Ground swimming pools are allowed with the approval of the Architectural Control Committee but must be constructed in conformity with these restrictions and the ordinances of the Town of Caledonia. Above ground pools are prohibited. No portion of a swimming pool or the adjoining enclosed area shall be constructed or maintained nearer to the street line than the rear foundation line of the principal structure.

XV. TREE AND BRUSH REMOVAL

All trees, brush, stumps, roots, or other similar materials that may be cut or cleared upon any lot shall be removed from the Subdivision, or in the alternate, reduced to firewood within ninety (90) days after such cutting or clearing. When any tree is felled upon any lot, it shall be done in such a manner that no stump or protrusion above the level of the ground remains.

XVI. COMPLETION OF CONSTRUCTION

The interior and exterior construction of a residence shall be substantially completed and the residence shall be ready for occupancy within one (1) year after commencement of construction; such time of completion shall be extended to the extent of any delay due to strike, lockouts and acts of God. In its sole discretion, the Architectural Control Committee shall determine 1) when a residence is substantially completed and ready for occupancy; 2) the extent of the delay due to strike, lockouts and acts of God; and 3) may, for good cause, allow additional time for completion of construction.

XVII. TEMPORARY STRUCTURES

No structure of a temporary character, no boat, trailer, truck, basement, tent, shack, garage, barn or other outbuilding shall be used at anytime as residence either temporarily or permanently. No previously used building shall be moved on to any lot in the Subdivision from another location.

XVIII. GARBAGE OR REFUSE DISPOSAL

No lot shall be used or maintained as a dumping ground for rubbish. All containers for the storage and disposal of such material shall be kept in a clean and sanitary condition. To insure the attractive appearance of the Subdivision, all containers shall be kept in an enclosure and out of view from the street and adjacent or neighboring property owners.

XIX. ACCESSORY OR UTILITY BUILDINGS

A single detached accessory building (not to exceed 12'x14') shall be permitted on lots in the Subdivision provided that the design and location of the same are approved by the Architectural Control Committee, and the Town of Caledonia and/or Racine County, if required, prior to construction, and provided that said building is not used for the storage of a motor vehicle (i.e. private passenger vehicle). Overhead doors are prohibited on an accessory building. Said accessory building shall be substantially the same as the residence on the lot, including siding and roofing materials. A building permit will be required from the Town of Caledonia and/or Racine County prior to the construction of said accessory building. For purposes of this Section XXIV, a deck, patio, gazebo, pergola or other similar structure shall not be construed to be a detached accessory building, and the same may be construed without prior approval of the Architectural Control Committee. However, Town of Caledonia and Racine County permits, if required, are the responsibility of the lot owner.

XX. MODIFICATION

This declaration may be amended at any time through execution by the owners of seventy-five percent (75%) of the residential lots affected by these restrictive covenants of an amendment which shall take effect on the date of recording thereof in the office of the Register

of Deeds for Racine County, Wisconsin.

Paragraphs IV, V and VII may not be modified without the Developer's written permission until such time as the Developer no longer owns any lots in the subdivision.

Paragraphs VI, XXII, XXIII, XXIV and XXV may not be modified without the prior written approval of both the Town of Caledonia and Racine County.

XXI. ENFORCEMENT OF RESTRICTIONS

If the owner of any lot subjected to these restrictive covenants shall violate or attempt to violate any of the covenants herein, it shall be lawful for any person or persons owning or co-owning any other lot subjected to these restrictive covenants to prosecute an action at law or in equity against the person or persons violating or attempting to violate any such covenants, either to prevent him, it or them from doing so or to recover damages for such violation, or to compel him, it or them to restore any grade or enforce any of the covenants and restrictions herein contained.

XXII. EASEMENTS

Easements for installation and maintenance of utilities, drainage facilities, and storm water retention or detention areas are dedicated to the Town of Caledonia, as shown on the recorded plat. Within these easements, no structure, planting or other materials shall be placed or be permitted to remain which may damage or interfere with the installation or maintenance of utilities, or which change the direction of flow of drainage channels in the easement, or which may obstruct or retard the flow of water through drainage channels in the easements. The easement areas of each lot and all improvements in it shall be maintained on a day to day basis by the owner of the lot. Day to day maintenance includes such items as routine cutting of vegetation, raking of leaves, removal of fallen branches and removal of other minor obstructions. More extensive maintenance such as re-grading on individual lots shall be the responsibility of the owner of the lot. More extensive maintenance such as re-grading in the Outlot shall be the responsibility of the homeowners association. The storm water retention basins shall be maintained by the homeowners association. However, all public storm sewers shall be owned and maintained by the Town of Caledonia.

No portion of this provision may be modified or removed without the prior approval of both Racine County and the Town of Caledonia.

XXIII. OUTLOT 2

Outlot 2 in Eagle Point Subdivision Addition No. 1 contains a retention pond for storm water drainage. At the time of conveyance of any lot in this phase of the subdivision, the deed will contain a 1/20 interest in Outlot 2. The purchasers of these lots agree, by acceptance of the deed, to the maintenance of the lands and pond on Outlot 2 by virtue of The Homeowners

Association specifically developed for this purpose. This restriction runs with the land and shall bind the parties, their successors, and assigns in perpetuity. The grant of easement and the rights-of-way as set forth herein shall inure to the benefit of the parties, their successors, and assigns in perpetuity. The pond shall be maintained and repaired by and at the expense of the owners of the lots within Addition No. 1 of the Eagle Point Subdivision. Maintenance shall include all actions necessary to continue the pond as a storm water depository. The Homeowners Association shall properly landscape the same and adequately maintain such landscaping so that the same does not become a nuisance and does not obstruct drainage; and shall further promptly remove all noxious weeds therefrom. The owners of all lots in Addition No. 1 of the subdivision do hereby acknowledge a permanent easement and right of way to the Town of Caledonia over, across, under and through the lands of each other as set forth in Exhibit "A" annexed hereto, to include the right to enter upon the lands with men and machinery all for the purposes of inspecting and maintaining the storm water retention ponds in the event the Homeowners Association does not properly maintain the pond and surrounding lands or if the Association ceases to exist. The Town of Caledonia shall have the right to levy the cost for maintenance as a special assessment against all lot owners if it is required to perform any maintenance under this paragraph. Similarly, any real estate taxes remaining unpaid, together with any interest and penalties thereon, may be collected by the Town of Caledonia as a special assessment against all of the properties in the Subdivision, or the Town of Caledonia may seek a mandatory injunction requiring the Association to levy and collect assessments for such purpose.

No portion of this provision may be modified or removed without the prior approval of both Racine County and the Town of Caledonia.

XXIV. HOMEOWNERS ASSOCIATION

The Newport Group, Ltd. has formed a Homeowners Association for the lot owners in the Subdivision. The purpose of the Association is to protect and maintain those areas within the development which are designated as Outlot(s), including obtaining the necessary Bonds and Insurance, and, if necessary, to maintain other easement areas as designated by the final plat. The Association shall also have the responsibility of enforcing compliance with these Restrictive Covenants.

The initial Board of Directors shall consist of:

Raymond C. Leffler	Director
Heidi S. Tremmel	Director
Michael J. Kaerek	Director

The Association shall be managed by the Board of Directors until such time as the Association is turned over to the lot owners according to the By-Laws for the Association, a copy of which each individual lot owner has received a copy of. The Association will be governed by the By-Laws as established according to the laws of the State of Wisconsin.

At the time of initial purchase from the developer, each purchaser shall be charged a start-up fee of \$75.00 to fund the initial Association. This fee shall only be applicable on the initial sale from the developer and shall not apply to any re-sale of lots.

An initial annual association fee for each lot in the subdivision has been established at \$75.00. The annual association fee shall cover those items outlined above and any other item deemed appropriate by the association for the benefit of the individual lot owners. The annual association fee shall cover the time period of January 1 to December 31 of any given year. At the time of closing on individual lots, the annual association fee shall be prorated on the closing statement and collected at closing.

No portion of this provision may be modified or removed without the prior approval of both Racine County and the Town of Caledonia

XXV. SANITARY SEWER / GRINDER PUMPS

A sanitary pressure sewer main will be installed in the street with a lateral pipe extended to the property line of Lots 56 through 66. The plans and specifications for the sanitary sewer have been submitted to and approved by the Wisconsin Department of Natural Resources and the Town of Caledonia.

Each lot owner will be responsible for connecting their sanitary building sewer to the public sanitary force main. Each lot owner is responsible for the payment, installation and maintenance of a progressive cavity type sewage grinder pump in accordance with the specifications as required by The Newport Group, Ltd. for Eagle Point Addition No. 1.

Such building drain, sanitary building sewer lateral(s) and grinder pump shall be of a design, and installed and maintained in compliance with all applicable state and local codes, regulations and guidelines. Each lot owner shall have the primary responsibility of assuring such compliance.

Each lot owner for lots 56 through 66 shall receive, prior to, or at the time of, drafting an Offer to Purchase for the lot(s), a Specification Sheet outlining the requirements

Lots 52 through 55 and Lots 67 through 71 shall be serviced by standard gravity sanitary sewer.

It shall be the lot owner's responsibility to provide this information to their builder.

No portion of this provision may be modified or removed without the prior approval of both Racine County and the Town of Caledonia

XXVI. AGREEMENT TO TERMS

By acceptance of a conveyance of property which is subject to this declaration, the grantee, mortgagee, or transferee thereof acknowledges, accepts and agrees to each and every term, right, duty and obligation herein contained and the right of enforcement of this declaration as aforesaid.

IN WITNESS WHEREOF, Newport Group, Ltd. has caused these presents to be executed this 30th day of August, 2005.

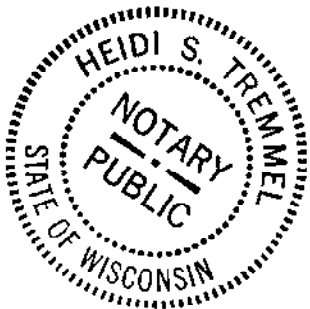
NEWPORT GROUP, LTD.

By: Raymond C. Leffler President

STATE OF WISCONSIN)
) ss.
COUNTY OF RACINE)

Personally came before me this 30th day of August, 2005 the above named Raymond C. Leffler, being the President of Newport Group, Ltd., to me known to be the person and officer who execute the foregoing instrument as an act of the corporation, by its authority.

Heidi S. Tremmel
* Heidi S. Tremmel
Notary Public - State of Wisconsin
My Commission expires: 4/2/06



Document drafted by, and return to: Raymond C. Leffler
6949 Mariner Drive
Racine, WI 53406

0001052

EXHIBIT A
Legal Description

Lots 52 through 71 and Outlot 2, Eagle Point Addition No. 1, being a part of the Northwest 1/4 and Southwest 1/4 of the Northwest 1/4 of Section 36, Township 4 North, Range 22 East, in the Town of Caledonia, Racine County, Wisconsin.

Tax Key Numbers:

Lot 52	004-04-22-36-461-520
Lot 53	004-04-22-36-461-530
Lot 54	004-04-22-36-461-540
Lot 55	004-04-22-36-461-550
Lot 56	004-04-22-36-461-560
Lot 57	004-04-22-36-461-570
Lot 58	004-04-22-36-461-580
Lot 59	004-04-22-36-461-590
Lot 60	004-04-22-36-461-600
Lot 61	004-04-22-36-461-610
Lot 62	004-04-22-36-461-620
Lot 63	004-04-22-36-462-630
Lot 64	004-04-22-36-462-640
Lot 65	004-04-22-36-462-650
Lot 66	004-04-22-36-462-660
Lot 67	004-04-22-36-462-670
Lot 68	004-04-22-36-462-680
Lot 69	004-04-22-36-462-690
Lot 70	004-04-22-36-462-700
Lot 71	004-04-22-36-462-710

0001053

Sanitary Building Sewer Specifications for Lots 55 through 66, Eagle Point Addition No. 1

Sanitary Building Sewer Specifications

Please provide these specifications to your plumber. The sanitary sewer system serving the above described lots in the Eagle Point Addition No. 1 Subdivision is a pressure system rather than a gravity flow system. Each connection to the pressure system requires the use of a progressive cavity type grinder pump. Equipment, materials and installation of your sewer connection must comply with all state and local codes and these specifications.

Sewage Grinder Pump

Furnish and install one (Environment/One Corporation Model 2010-57) simplex progressive cavity sewage grinder pump unit, 1 HP, 1725 RPM, 240 volt, 1 phase with 1 1/4" stainless steel discharges, complete with integral automatic controls, all factory assembled in a 24" diameter HDPE polyethylene basin, with a double check valve assembly. The entire unit shall be U.L. listed.

Also, furnish and install an (Environment/One Model 250-1) simplex alarm/ disconnect panel including one 240 volt circuit breaker for pump power, one 120 volt circuit breaker for the alarm circuit, and an audible and visual alarm monitor.

Lateral

The pressure lateral shall be 1 1/2" Schedule 40 PVC pipe with solvent weld joints with a minimum of 6 ft. cover. Connect to the 1 1/2" curb stop and curb box near the property line. Any lateral pipe under a driveway or parking lot shall be installed with 7 ft. of cover or insulated with Dow Styrofoam.

Testing

All piping, including the sewer service lateral to the curb stop at the property line, shall be pressure tested by the installing contractor. The sewage grinder pump shall be started up and the operation verified by a factory-trained service technician.

The specifications listed above are for reference only. Nothing contained herein requires the exact make and model as specified above. Equipment equivalent to the above specifications made by used.