

MATTHEW FRANK CONDOMINIUM OWNERS ASSOCIATION

Community Balcony, Deck and Patio Storage Resolution 2011 - 02

WHEREAS THE MATTHEW FRANK CONDOMINIUM ASSOCIATION BOARD OF DIRECTORS IS EMPOWERED BY STATUTORY LAW [ORS 100.405 (K)], AND FURTHER SUPPORTED BY THE ASSOCIATION DOCUMENTS INCLUDING THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS [ARTICLE 3.8] AND THE BYLAWS [ARTICLE XIII] TO CREATE RULES AND REGULATIONS REGARDING CERTAIN ACTIONS AND ACTIVITIES OF THE ASSOCIATION AND ITS MEMBERS,

WHEREAS THE MATTHEW FRANK CONDOMINIUM ASSOCIATION BOARD OF DIRECTORS FINDS IT NECESSARY TO SET FORTH RESTRICTIONS ON STORAGE OF ITEMS WITHIN THE LIMITED COMMON ELEMENTS AND/OR THE UPPER LEVEL BALCONIES WITHIN THE ASSOCIATION PROPERTY,

WHEREAS THE MATTHEW FRANK CONDOMINIUM ASSOCIATION BOARD OF DIRECTORS WISHES TO ENHANCE THE LIVABILITY OF ALL RESIDENTS WITHIN THE ASSOCIATION.

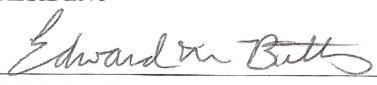
NOW BE IT THEREFORE RESOLVED THAT THE MATTHEW FRANK CONDOMINIUM ASSOCIATION BOARD OF DIRECTORS DOES ADOPT THE FOLLOWING PROCEDURES IN REGARDS TO ITEMS ALLOWED TO BE STORED ON BALCONIES, DECKS, OR PATIOS AS FOLLOWS:

1. PATIO FURNITURE INCLUDING CHAIRS, TABLES AND UMBRELLAS, BARBECUES, POTTED PLANTS AND FLOWERS, IN ACCORDANCE WITH THE LANDSCAPING GUIDELINES.
2. NO OTHER ITEMS MAY BE STORED ON THE BALCONIES OR DECKS IN ACCORDANCE WITH THE BYLAWS.
3. GROUND LEVEL UNITS DO NOT HAVE ANY LIMITED COMMON SPACE AND ARE NOT ALLOWED TO STORE ANY ITEMS ON THE FRONT CONCRETE STEP OR IN THE COMMON AREA LANDSCAPE BEDS AND LAWNS, WITH THE EXCEPTION OF APPROVED PLANTS PER THE LANDSCAPING GUIDELINES. BARBECUES ARE ALLOWED TO BE USED; HOWEVER THEY NEED TO BE STORED OUT OF SIGHT THE FOLLOWING DAY AFTER THE COALS HAVE COOLED.

THIS RESOLUTION WAS PASSED BY THE MATTHEW FRANK CONDOMINIUM ASSOCIATION BOARD OF DIRECTORS ON THIS 3 DAY OF MAY, 20 11.



PRESIDENT



SECRETARY