

MATTHEW FRANK CONDOMINIUM ASSOCIATION
Resolution of the Board of Directors

HEALTH AND SAFETY RESOLUTION

Background

1. Matthew Frank Condominium is subject to ORS Chapter 100 and the following documents, along with any amendments thereto, recorded in the official records of Multnomah County, Oregon:
 - 1.1. Condominium Declaration for Matthew Frank Condominium (“Declaration”), recorded as Document No. 2006-070788 on April 18, 2006; and
 - 1.2. Bylaws of Matthew Frank Condominium (“Bylaws”), recorded as Exhibit C to the Declaration.
2. Matthew Frank Condominium Association (“Association”) was created to oversee the affairs and operations of the condominium.
3. Pursuant to ORS 100.405(4)(a), Section 8.3 of the Declaration, and Section 4.3.8 of the Bylaws, the Association is entitled to adopt rules and regulations for the condominium.
4. For the benefit and protection of the Association and individual owners and occupants, the Board of Directors deems it necessary and desirable to establish a Resolution regarding the health and safety of owners and occupants.

Resolution

1. Owners and occupants must maintain their Unit in a way that does not interfere with or pose a risk of harm to the health and safety of residents of the Association.
2. Owners and occupants are prohibited from:
 - 2.1. Tampering with gas lines, leaving gas lines on when not in use, or leaving gas lines on unattended;
 - 2.2. Starting fires on the common element portions of the Condominium property;

- 2.3. Depositing or storing hazardous substances, weapons, or other like items on the common element portions of the Condominium property;
 - 2.4. Threatening bodily injury to owners, tenants, guests, or residents while on the common element portions of the Condominium property;
 - 2.5. Threatening bodily injury to owners, tenants, guests, or residents while on the common element portions of the Condominium property and brandishing a weapon (an augmented penalty per the Schedule of Fines); and
 - 2.6. Other like activities that pose a serious risk of injury to person or property.
3. The Board of Directors reserves the right to, from time to time, amend and adopt additional rules, regulations, and resolutions concerning health and safety.
 4. A copy of this Resolution shall be sent or delivered to all owners.