

RESOLUTION NO. 2018 - 01

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE ARBORS HOMEOWNERS ASSOCIATION AMENDING THE REGULATIONS RELATING TO PARKING

WHEREAS, on April 19, 1983, the Developer of the Arbors, a planned unit development situate on Duncan Avenue in Hampton Township, adopted and subsequently recorded a “Declaration of Covenants, Conditions and Restrictions” (The “Covenants”) applicable to all lot property owners in the Arbors; and

WHEREAS, Article X, Section 2, of the Arbors Declaration of Covenants, Conditions and Restrictions gives the Board the right to establish reasonable rules and regulations concerning the use of the Common Property and Common Areas, any facilities located thereon, and individual Lots and Units; and

WHEREAS, pursuant to the provisions of the Covenants certain rules and regulations have been promulgated including the 1983 Rules and Regulations; and

WHEREAS, Section B of the 1983 Rules and Regulations sets forth certain regulations relating to parking in the Arbors; and

WHEREAS, Resolution 2009 - 06 adopted November 2, 2009 revised and restated Section B.2 of said 1983 Rules and Regulations; and

WHEREAS, it is implicit in the existing rules and regulations relating to parking in the Arbors and/or the intent derived from said rules and regulations upon which the Board has made the reasonable determination that it is appropriate to supplement and/or revise such existing rules and regulations; and

WHEREAS, based on the foregoing, the Board of Directors of the Arbors Homeowners Associations desires to revise those regulations to further define and restrict commercial vehicles and to further define “normal maintenance.”

NOW, THEREFORE, BE AND IT HEREBY IS RESOLVED as follows:

1. Section B.2 of the 1983 Rules and Regulations as amended by Resolution 2009-06 is revised and restated as follows:

No vehicles of any type may be parked on the streets of the Arbors other than short-term (generally not overnight) parking for guests of residents. Such parking shall be done so as not to impede the passage of other vehicles.

Residents must park only in their garages or driveways. Designated areas for visitor parking on Margaux and Dom Perignon Courts may be used only for short-term parking (not more than 7 days) by guests of residents. Guest parking areas may not be used by residents of units except when work on their court prevents residents from accessing their homes.

IN WITNESS WHEREOF, WE, the Board of Directors of the Arbors Homeowners Association, have adopted the foregoing Resolution at the regular meeting of the Board of Directors convened this ____ day of September, 2018.

ARBORS HOMEOWNERS ASSOCIATION

President

ATTEST

Secretary