

RESOLUTION OF THE BOARD OF DIRECTORS

OF

BRANDON MILL FARMS CONDOMINIUM ASSOCIATION, INC.

WHEREAS, Article V, Section 13 and Article IX of the Bylaws of Brandon Mill Farms Condominium Association, Inc. ("Bylaws") and Paragraph 14 of the Declaration of Condominium for Brandon Mill Farms Condominium ("Declaration") establish the authority of the Board of Directors to adopt and enforce reasonable rules and regulations concerning the use of the Condominium property; and

WHEREAS, the Board of Directors has determined that it is necessary or beneficial, in certain circumstances, to use self-help as a means to enforce the Declaration, Bylaws and rules and regulations of the Association, and to establish a procedure for taking such action;

NOW, THEREFORE, the Board of Directors of Brandon Mill Farms Condominium Association, Inc., hereby sets forth and adopts the following rule and regulation regarding enforcement, which shall be interpreted and construed in accordance with Article V, Section 13 and Article IX of the Bylaws and Paragraph 14 of the Declaration:

ENFORCEMENT

Notwithstanding the procedure for imposing fines set forth in Article IX of the Bylaws, the Board of Directors may elect to enforce any provision of the Declaration, Bylaws, or rules and regulations by self-help (specifically including, but not limited to, the towing of vehicles that are in violation of parking rules and regulations) or by suit at law or in equity to enjoin any violation or to recover monetary damages or both without the necessity for compliance with the procedure set forth in Article IX of the Bylaws. In any such action, to the maximum extent permissible, the owner or occupant responsible for the violation for which abatement is sought shall pay all costs incurred in abating the violation, including reasonable attorney's fees actually incurred.

Prior to removing any violating structure or item from the Condominium property (except for improperly parked vehicles which may be removed in accordance with the towing procedure established by the Board), the Board shall place a notice on the structure or item and/or on the front door of the unit occupied by the owner of such property, if known, specifying the nature of the violation and stating that after two (2) days the property may be removed and either discarded or stored. The notice shall include the name and telephone number of the person or entity which will remove the property and the name and telephone number of a person to contact regarding the alleged violation.

RESOLVED AND ADOPTED by the Board of Directors of Brandon Mill Farms Condominium Association, Inc., this 16 day of FEB, 1993.

BRANDON MILL FARMS CONDOMINIUM
ASSOCIATION, INC.

Patricia W. W. W.
Director

Janice Harvey
Director

Judith G. W. W.
Director

Virginia E. W. W.
Director

Kenneth R. Turner
Director

Jim Thompson

RESOLUTION OF THE BOARD OF DIRECTORS

OF

BRANDON MILL FARMS CONDOMINIUM ASSOCIATION, INC.

WHEREAS, Article V, Section 13 of the Bylaws of Brandon Mill Farms Condominium Association, Inc. ("Bylaws") and Paragraph 14 of the Declaration of Condominium for Brandon Mill Farms Condominium ("Declaration") establish the authority of the Board of Directors to adopt and enforce reasonable rules and regulations concerning the use of the Condominium property; and

WHEREAS, the Board of Directors has determined that it is necessary or beneficial to minimize nuisances, disturbances, noise and property damage caused by excessive numbers of pets at the Condominium by limiting the number of pets to two (2) pets per unit at the Condominium;

NOW, THEREFORE, the Board of Directors of Brandon Mill Farms Condominium Association, Inc., hereby sets forth and adopts the following rule and regulation regarding pets, which shall be interpreted and construed in accordance with Article V, Section 13 of the Bylaws and Paragraph 14 of the Declaration:

PET LIMITATION

No owner or occupant may keep more than two (2) generally recognized household pets per Unit at the Condominium; provided, however, that this requirement shall not apply to an owner or occupant that has more than two (2) pets at the time of adoption of this Rule by the Board of Directors. Any owner or occupant permitted to keep more than two (2) pets under this Rule may not replace pets that die or are otherwise removed from the Condominium until the number of pets kept in a unit by such owner or occupant is two (2) or less. Notwithstanding the above, a reasonable number of generally recognized household pets, as determined in the sole discretion of the Board of Directors, weighing less than two (2) pounds each (such as fish) may be kept in Units. The Board of Directors shall determine if a pet is a generally recognized household pet.

RESOLVED AND ADOPTED by the Board of Directors of Brandon Mill Farms Condominium Association, Inc., this 16 day of Feb, 1993.

BRANDON MILL FARMS CONDOMINIUM
ASSOCIATION, INC.

Patricia W. Walley
Director

Jennie Harvey
Director

Judith G. Wolcott
Director

Virginia A. Cochran
Director

Herbert R. Turner
Director

July Kelley

RESOLUTION OF THE BOARD OF DIRECTORS

OF

BRANDON MILL FARMS CONDOMINIUM ASSOCIATION, INC.

WHEREAS, Article V, Section 13 of the Bylaws of Brandon Mill Farms Condominium Association, Inc. ("Bylaws") and Paragraph 14 of the Declaration of Condominium for Brandon Mill Farms Condominium ("Declaration") establish the authority of the Board of Directors to adopt and enforce reasonable rules and regulations concerning the use of the Condominium property; and

WHEREAS, the Board of Directors has determined that it is necessary or beneficial, in certain circumstances, to minimize nuisances, disturbances, noise and property damage caused by pets at the Condominium by removing pets from the Condominium which violate the Association's rules and regulations or which present an immediate danger to the health, safety or property of any member of the community;

NOW, THEREFORE, the Board of Directors of Brandon Mill Farms Condominium Association, Inc., hereby sets forth and adopts the following rule and regulation regarding pets, which shall be interpreted and construed in accordance with Article V, Section 13 of the Bylaws and Paragraph 14 of the Declaration:

PET REMOVAL

Any pet which creates a nuisance or unreasonable disturbance at the Condominium, as may be determined in the sole discretion of the Board of Directors, or which violates the Association's rules and regulations may be removed from the Condominium by the Board of Directors or at the direction of the Board, upon seven (7) days written notice to the pet owner, if known. Notwithstanding the above, any pet which, in the sole discretion of the Board, presents an immediate danger to the health, safety or property of any member of the community may be removed by the Board without prior notice to the pet's owner. The Board of Directors may require the pet owner to remove the pet, rather than exercise its power to remove the pet hereunder.

RESOLVED AND ADOPTED by the Board of Directors of Brandon Mill Farms Condominium Association, Inc., this 16 day of FEB, 1993.

BRANDON MILL FARMS CONDOMINIUM
ASSOCIATION, INC.

Patricia Wiley
Director

Janice Henry
Director

Judith G. Walcott
Director

Virginia A. Beckman
Director

Kenneth R. Turner
Director

Greg W. Hocking