

ST. ALBANS GLENN CONDOMINIUM ASSOCIATION
WOOD STACKING POLICY

RESOLUTION #1989

WHEREAS, Article 8, Section 8.1, Powers and Duties, and Subsection (h) of the Bylaws of St. Albans Glenn Condominium Association states "The Board of Directors shall have the powers and duties necessary for the administration of the affairs of the Association and may do all such acts and things as are not by law or by the Articles of Incorporation, Declaration or these Bylaws directed to be exercised or done by the members, the powers and duties of the Board of Directors shall include, but not be limited to... (h) promulgate and enforce such administrative rules and regulations," and

WHEREAS, Article 8, Section 8.1, Subsection (i) states "to the extent that any conduct of a Unit Owner or licensee or invitee of a Unit Owner constitutes a violation of the Rules and Regulations, Declaration or the Bylaws thereby resulting in any common expense to the Association which benefit less than all the Condominium Units in the Condominium, the Board of Directors may, by appropriate resolution, provide for an assessment against the Unit Owner in an amount equal to the extra expense incurred by the Association, or, in the alternative, such assessment may be in such reasonable amount as the Board of Directors may deem appropriate as liquidated damages, and any such assessment may be specially assessed against the Condominium Unit or Condominium Units or Unit Owner involved," and

WHEREAS the Board of Directors deems it necessary and in the best interest of the Association to establish a policy regarding the storage of firewood, relative to Rules and Regulations #9 which states "Decks and patios must be kept reasonably clean and free from unsightly objects. Any permitted storage areas must be kept reasonably clean and free from obnoxious odors. All tools, sporting equipment and other personal articles and equipment must be kept within a Unit or a permitted storage area."

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NOW THEREFORE, be it resolved that the Board shall and hereby does adopt the following policy regarding the storage of firewood:

POLICY:

1. Firewood may be stacked on balconies and patios in an iron wood holder or a salt-treated wood holder only. No wood is to be stacked directly on the deck or patio.
2. No wood shall touch or lay against the building, siding, fencing or structure appurtenant to unit, common elements or limited common elements.
3. Wood must be stacked neatly.
4. In addition to any assessment charged against the offending Unit Owner as provided in the Declaration, an administrative fee of 25% of the assessment shall be assessed for management expenses.

ST. ALBANS GLENN CONDOMINIUM ASSOCIATION

[Signature]
President

9/19/89
Date

Sworn before me, on 9/20/89
[Signature]
Notary Public

[Signature]
Secretary

9/20/89
Date

My Commission Expires August 3, 1990

STATE OF VIRGINIA

CITY OF VIRGINIA BEACH For signature
of DENIS A. HOEL only

[Signature]
Notary Public

My Commission Expires:
My Commission Expires March 19, 1991