

**STREAMWOOD ESTATES  
RULES REGARDING PORTABLE TEMPORARY STORAGE UNITS  
AND REFUSE CONTAINERS (DUMPSTERS)**

The Board of Directors of Streamwood Estates Association (the Association") adopts these rules on the 19 day of September, 2018, effective November 1, 2018.

**BACKGROUND**

A. The Association is responsible for governance, maintenance and administration of Streamwood Estates (the "Condominium").

B. The Association exists pursuant to the Michigan Condominium Act and the Michigan Nonprofit Corporation Act, as well as the Articles of Incorporation for the Association, the Master Deed and the Amended and Restated Condominium Bylaws (collectively, the "Condominium Documents").

C. The Michigan Condominium Act and the Condominium Documents (see Article VI, Section 10 of the Amended and Restated Condominium Bylaws) authorize the Association's Board of Directors to adopt and enforce reasonable rules and regulations in the interest of the Condominium.

D. The Association's Board of Directors desires and intends to adopt reasonable rules governing portable temporary storage units (i.e. containers provided by PODS, Smart Boxes, or other similar moving and storage units) and portable temporary containers for construction purposes (i.e. dumpster) and together with "portable temporary storage units" shall be collectively referred to as "Storage Units" within the Condominium.

The Association's Board of Directors adopts the following rules and regulations for the Condominium (the "Rules"), which are binding upon all Co-owners and their tenants, occupants, successors and assigns, and which supersede any previously adopted rules on the same subject matter:

1. The Board of Directors may authorize the use of Storage Units in the Condominium so long as the Co-owner meets the following required conditions:

A. The Co-owner shall provide prior written notice to the Board of Directors, through the Association's Management Company, of the expected dates of placement and removal of a Storage Unit in the Condominium.

B. Except as the Board may otherwise approve in writing, a Storage Unit will only be allowed on the Condominium for up to seven (7) days. The length of time a Storage Unit may be on the Condominium may be extended by the Board in writing, through communication with the Management Company, and additional time may be granted by the Board on a case-by-case basis.

C. Except as the Board may otherwise approve in writing, a Co-owner may only have one (1) Storage Unit on the Condominium at any given time.

D. A Storage Unit may only be placed in a Unit's driveway and at no time shall a Storage Unit be placed on the Common Areas or in designated fire or traffic lanes. The Storage Unit shall not block sidewalks or obstruct the ingress/egress of other Co-owners to their Units or the Common Elements.

E. The Co-owner shall be responsible for the costs or damages to the Association or to other Co-owners, as the case may be, that result from the placement, storage or removal of the Storage Unit, including but not limited to, damage to driveways or a Co-owner's property.

F. If the Storage Unit remains on the Condominium beyond the timeframe originally approved by the Board of Directors, a \$75.00 fine will be assessed to the Co-owner's account each day the Storage Unit remains on the Condominium, or until the Board provides written approval to the Co-owner for an alternative removal date for the Storage Unit.

2. This Rule shall be construed in conjunction with, and not in contravention of, the various provisions of the Condominium Documents.

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Respectfully submitted,  
Board of Directors  
Streamwood Estates Association