

OAKHURST OWNER'S ASSOCIATION

SIGN RESOLUTION

WHEREAS, Article I, Section 4(a) of the Bylaws ("Bylaws") of the Oakhurst Owners' Association (the "Association") grants to the Board of Directors of the Association "all powers and duties necessary for the administration of the affairs of the Association" including, but not limited to those required for the "management and administration of the affairs and maintenance of the Condominium Project and the Common Elements."

WHEREAS, Article VII, Section 1 of the Bylaws provides that:

"No sign of any kind shall be erected within the Condominium Project without the ACC's prior approval, except entry and directional signs installed by the Developer, and such signs as may be required by legal proceedings. If permission is granted to any Person to erect a sign within the Condominium Project, the ACC reserves the right to restrict the size, color, lettering and placement of such sign. The Board and the Developer shall have the right to erect signs as they, in their discretion, deem appropriate. Notwithstanding the above, no signs, flags, banners or similar items advertising or providing directional information with respect to activities being conducted outside the Condominium Project shall be permitted within the Condominium Project."

WHEREAS, for the benefit of the Association and of the individual Members, the Board deems it necessary to establish rules and regulations regarding the placements of temporary signs in the Condominium Project.

NOW, THEREFORE, BE IT RESOLVED THAT the Board of Directors of the Association, for and on behalf of the Association, hereby adopts the following rules and regulations for the Condominium Project (hereinafter referred to as "Rules"), which shall be binding on all Members and their Grantees who currently or in the future may possess an interest in the Condominium Project, as well as their successors, heirs and assigns and their lessees, tenants, occupants, visitors, guests, invitees and which shall supercede any previously adopted rules on the same subject matter.

1. Political signs may be placed on an owner's property no more than sixty (60) days prior to an election. All such political signs must be removed within twenty four (24) hours after an election.
2. No political signs may be placed on any of the common areas.
3. One (1) "for sale" sign shall be allowed on an owner's property when the property is for sale. "For sale" signs must be removed within seventy two (72) hours after the property is no longer for sale.

4. Recognition signs for special events affecting an owner or a member of an owner's family (i.e. graduation, new baby, birthday) shall be allowed for one (1) week before the event and one (1) week after the event (i.e. in no event for a period in excess of fourteen (14) days). All such signs must be removed at the end of such fourteen (14) day period.

5. No signs of any nature advertising a commercial business shall be allowed in the Condominium Project. Such signs include, but are not limited to, signs placed by contractors while working on a home, lender signs on a property listed for sale, etc.

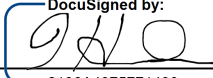
6. Failure to adhere to the terms of this Resolution will be a violation of the Bylaws of the Association. The Board of Directors shall assess fines for all violations. The fines shall be as follows:

1 st Violation	Warning letter - No Fine
2 nd Violation	\$ 50.00 fine
3 rd Violation	\$100.00 fine
4 th and Subsequent violations	\$200.00 fine


THEREFORE, be it declared that this Resolution was duly adopted and approved by the Board of Directors of the Oakhurst Owners Association on the 2nd day of October 2019.

WITNESS:

SIGNED:

DocuSigned by:


 2136A4075771198
 JEFFREY HENDERSON,
 Secretary of the Association

DocuSigned by:


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 DIANE TRABUCCHI,
 President of the Association