

HIDDEN MANOR HOMEOWNERS ASSOCIATION, INC.

BOARD RESOLUTION
BOARD OF DIRECTORS

Commercial Vehicle Policy

The undersigned, constituting a majority of the members of the Board of Directors of the Hidden Manor Homeowners Association, and Arizona non-profit Corporation, hereby state:

The following is the official Commercial Vehicle Policy. The Commercial Vehicle Policy was approved by the Hidden Manor Board of Directors at its duly held Board of Directors Meeting on the 10th day of October, 2020 and distributed to the members.

RESOLVED: Effective immediately and pursuant to the Amended and Restated Consolidated Declaration of Covenants Conditions and Restrictions for Hidden Manor, recorded with the Maricopa County Recorder's Office, Recorder number 2012-0310701, ("Declaration"), Paragraph 6 titled "Vehicle Restriction", Paragraph 12 titled "Association Rules", and Paragraph 13 titled "Interpretation", the Board of Directors hereby adopts the Commercial Vehicle Policy set forth below in an effort to lay out how the Association will seek compliance with the Declaration and any Rules and Regulations, then in effect:

Goal: The Commercial Vehicle Policy adopted will govern the board's actions in enforcing the CC&R document.

Purpose: The Association strives to simplify the problem with enforcement and reduce the number of questions and complaints in the community (both from homeowners not wanting to see any type of logos, signs or accessories and from homeowners owning these types of vehicles who wish to park in their driveways).

Policy: The Board will define commercial vehicles as:

1. Vehicles with added accessories attached for the purpose of conducting business.
i.e. ladder racks, buckets, tool racks, utility boxes, tanks, hoses, dump capability, rooftop air conditioner, cab chassis, or sold as a commercial vehicle and/or has commercial license plates.
2. Any vehicle with advertising of any kind greater than 30" wide and 24" tall.
3. Any vehicle with any advertising on more than 2 sides of the vehicle.