

KING CITY HIGHLANDS HOMEOWNERS ASSOCIATION, INC.

BOARD OF DIRECTORS RESOLUTION #2013-9

SUBJECT: **CLUBHOUSE LIBRARY USAGE**

PURPOSE: To ensure the appropriate availability and use of the Association's Clubhouse library and contents.

AUTHORITY: The Declaration, Articles of Incorporation, Bylaws & CC&Rs of the Association, Oregon law, specifically ORS 94 Oregon planned Community Act, and ORS 65 Oregon Non Profit Corporation, and Title VIII of the Civil Rights Act of 1968 (The Fair Housing act) as amended in 1995 (HOPA).

Whereas, Under Section 2 of Article IX of the Declaration, Article V of the Bylaws, and ORS 94.630, the Board of Directors has all of the powers and duties necessary for the administration of the affairs of the Association, except such powers and duties as by law, the Declaration or Bylaws may not be delegated to the Board by the owners;

Whereas, ORS 94.630(1)(a) and Article V, Section 2(b), of the Bylaws empower the Board to adopt rules and regulations;

Whereas, Article XII, Section 1 specifies that each Owner and Occupant shall comply with the Declaration, Bylaws, and rules and regulations adopted thereto.

THEREFORE BE IT RESOLVED THAT:

- I. The KC Highlands Homeowners Association library shall be available to all owners of Homeowner Association and Condominium Association living units.
- II. The Association's Clubhouse library will be open all seven (7) days of each week (including holidays) between the hours of 8:00 am and 5:00 pm. During these hours the library shall be used only for activities normally associated with the use of any community library.
- III. The Association's Clubhouse library operates on the honor system. Books, magazines, DVDs, and CDs taken from the library must be returned within a reasonable time to the white stacking bins on the library desk. Binders (including their contents) containing Association information, i.e. meeting minutes, CC&Rs, financial reports, etc., may not be removed from the library.
- IV. The Association Clubhouse library will accept books not more than 15 years old, CDs, and recently published magazines not more than 3 months old. All such items must be in good, useable condition.
- V. Card playing shall be permitted in the library after 5 pm only. Card players are responsible for cleanup, and proper rearrangement of the library furniture.
- VI. Food and drinks are not permitted in the Library except for covered drink containers.

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IT IS FURTHER RESOLVED THAT:

A copy of this resolution shall be sent to all Owners at their last known address.

The undersigned President and BOD Officer certify that this Resolution was approved by the Board of Directors at a Board meeting held on: 06/28/2017



President
King City Highlands Homeowners
Association, Inc.



Secretary
King City Highlands Homeowners
Association, Inc.

07/09/2017

Date

07/09/2017

Date