

KING CITY HIGHLANDS HOMEOWNERS ASSOCIATION, INC.

BOARD OF DIRECTORS RESOLUTION #2017-2

SUBJECT: **TRASH COLLECTION & STORAGE**

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**, The King City Highlands Homeowners Association, Inc an Oregon nonprofit corporation (**Association**) was established by Articles of Incorporation filed February 8, 1993 in the office of the Secretary of State.

**Whereas**, The Association is governed by the following, referred to herein as **Governing Documents**:

- A. *2013 Restatement of Amended and Restated Declaration of Covenants, Conditions and Restrictions of King City Highlands, a Planned Community*, recorded July 22, 2013 as Document No. 2013-066510, Records of Washington County, Oregon (**Declaration**) and any amendments thereto.
- B. *The Amended and Restated Bylaws of King City Homeowners Association, Inc. {Pursuant to ORS 205.244}*, re-recorded August 24, 2011 as Document No. 2011-058406, Records of Washington County, Oregon (**Bylaws**).

**Whereas**, ORS 94.630(l)(r); Article IX, Section 3 of the Declaration; and Article V, Section 2 of the Bylaws vest the Board of Directors (**Board**) with all of the powers and duties necessary for the administration of the affairs of the Association.

**Whereas**, ORS 94.630(l)(a); Article VI, Section 11 of the Declaration; and Article V, Section 2(b) of the Bylaws, empower the Board to adopt rules and regulations for the Association and enforce compliance with the Declaration, Bylaws and administrative rules and regulations.

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

**THEREFORE BE IT RESOLVED THAT:**

1. Storage of Garbage, Recycling and Yard Debris containers must be completely screened from public view; including streets, walking paths and any neighboring properties.
2. If at all possible, Garbage, Recycling and Yard Debris containers should not be placed on the curb prior to 5:00 pm. on the evening before pickup and returned to the screened storage area as soon possible after garbage pickup, but no later than end of day of pickup.
3. If a resident will not be available to meet container placement requirements, arrangements should be made to have containers placed and/or removed on the appropriate days and times as necessary.

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**Enforcement:** A violation of these rules may incur a fine in the amount of \$50.00 (or any other amount provided for in the Fine Schedule adopted by the HOA Board) until such time as the violation is corrected.

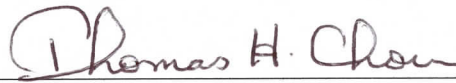
**IT IS FURTHER RESOLVED THAT:**

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