

Approved:  
October 27, 2020

**AMENDMENT TO RULES AND REGULATIONS – RESTATED  
SEPTEMBER 2011**

additions noted in double underline text  
deletions noted in ~~strikeout~~ text

1. **SECTION IV (“Architectural Review Committee & Procedure”)**, Page 9, immediately following Rule 2. of “Applications must be submitted for:”, the following new Rule shall be added:

**The Installation of Hard Flooring in Upper-Floor Units is Prohibited:**

1. The installation of hard flooring in an upper-floor Unit (i.e. a Unit with floors that separate it from a Unit below) is strictly prohibited. If the Board of Directors (“Board”) receives two complaints of noise nuisance (as defined in Section 8.03 of the CC&Rs) against an upper-floor Unit with hard flooring installed, the Board or Architectural Review Committee shall deliver a notice of hearing (per Section 15.02 of the CC&Rs) to the upper-floor Unit owner so as to determine whether the level of ambient sound transmission and/or impact noise from the upper-floor Unit is caused by hard flooring and constitutes a noise nuisance. After a hearing, if the Board or Architectural Review Committee makes a finding of noise nuisance, the Board or Architectural Review Committee shall issue a written notice after hearing requiring the installation of carpet and padding in the Unit sufficient to provide adequate insulation against sound transmission, as approved in writing by the Board or Architectural Committee. Such installation of carpet and padding shall cover all floor areas of the upper-floor Unit, except entries, kitchens, and bathrooms.

// END of Amendment to Rules and Regulations – Restated September 2011 //