

WATERGATE AT LANDMARK CONDOMINIUM
UNIT OWNERS ASSOCIATION

April 29, 1980

PROPOSED ADMINISTRATIVE RESOLUTION NO. 36
REGULATION OF USE OF SOUND REPRODUCTION
EQUIPMENT ON THE COMMON ELEMENTS

WHEREAS, Article III, Section 2, of the By-Laws assigns the Board of Directors with "all of the powers and duties necessary for the administration of the affairs of the Condominium" and further states that the Board "may do all such acts and things as are not prohibited by the Condominium Act or by these By-Laws directed to be exercised and not done by the Unit Owners Association"; and

WHEREAS, in order to protect the health, safety and welfare of the Watergate at Landmark residents and owners, to protect the equity of the owners and to provide for pleasant enjoyment of the common elements by all members, the Board wishes to establish rules for use of sound reproduction equipment on the common elements.

WHEREAS, condominium living requires that each occupant regulate his activities so as not to unreasonably or unnecessarily disturb any other occupant.

NOW THEREFORE, BE IT RESOLVED THAT the following rules are adopted to regulate the use of sound reproducing and amplifying equipment on the common elements:

1. The use of sound reproduction and amplification equipment, such as portable radios, television, tape players, phonographs, loudspeaker systems, electronic megaphones, musical instruments, etc., is prohibited, except through the use of earphones, in the lounge, terrace, snackbar, town center, halls and passageways of the community center, and in the lobby and hallways of the residential buildings. The playing of musical instruments in the above designated areas is prohibited except as provided in paragraph 3 below.
2. The use of sound reproduction and amplification equipment in the pool areas, the party rooms, and the gazebos, is regulated by separate Administrative regulations and by Article XI, Section 3, of the By-Laws.
3. The prohibition and/or regulation concerning live music, and the use of sound reproduction and amplification equipment is not applicable to the use of similar equipment in connection with the program of a scheduled community social activity sponsored by the Association.

4. Elsewhere upon the common elements and upon the limited common elements, the use of sound reproduction and amplification equipment is regulated by and subject to the provisions of the By-Laws and Administrative Resolution No. 3.

Motion by Lert, supported by Winters

<u>YEA</u>	<u>MEMBER</u>	<u>NAY</u>
<u>x</u>	Chasin	<u> </u>
<u> </u>	Houser	<u> x </u>
<u> </u>	Jones	<u> x </u>
<u> x </u>	Lert	<u> </u>
<u> x </u>	Ryan	<u> </u>
<u> </u>	Schatz	<u> x </u>
<u> </u>	Urow	<u> x </u>

 Motion declared adopted
 x Motion declared failed

P