

THE MEADOWS ASSOCIATION

**P. O. BOX 1696
TRUCKEE, CA. 96160**

RESOLUTION #2003-1

WHEREAS, pursuant to Section 7.01 of the Restated Bylaws of The Meadows Association, the business and affairs of the Association shall be vested in and exercised by the Association's Board of Directors; and

WHEREAS, Section 3.07 of the First Restated Declaration of Covenants, Conditions and Restrictions (CC&Rs) for The Meadows empowers the Board of Directors of the Association to interpret the CC&Rs and to adopt supplemental rules and regulations; and

WHEREAS, it is the intent that these rules shall be applicable to all owners and their tenants living in The Meadows pursuant to Section 2.02 of the First Restated Declaration of Covenants, Conditions and Restrictions (CC&Rs) for The Meadows; and

WHEREAS, this resolution shall remain in effect until otherwise rescinded, modified, or amended by a majority of the Board of Directors; now

THEREFORE, BE IT RESOLVED that the Board of Directors hereby interprets the term "Guest House" as used in Section 7.02 of the First Restated Declaration of Covenants, Conditions and Restrictions (CC&Rs) for The Meadows to include "Second Dwelling Units" as defined by the Town of Truckee. It is the express intent of this resolution as it was the express intent of the Board of Directors that caused the First Restated Declaration of Covenants, Conditions and Restrictions (CC&Rs) for The Meadows to be created and recorded that only one single family occupy a lot within the Meadows subdivision and that the rental of Guest Houses is strictly prohibited. Furthermore, the rental of primary residences is similarly prohibited if the owner of the lot resides in or uses the Guest House as his or her first or second residence.

Resolution adopted: May 28, 2003


President: Bryce Keller