

Concannon Townhomes Association, Inc.
Resolution to Restrict Basketball Goal Locations

Whereas, the Declaration of Covenants, Conditions and Restrictions of the Concannon Townhomes, Article XI, Section 1 – Use Restrictions, empowers The Board of Directors to formulate, publish and enforce reasonable rules and regulations concerning the use and enjoyment of the front yard space of each lot and the limited common area not inconsistent with the rules and regulations of the Kildaire Farms HOA; and

Whereas, the Declaration of Covenants, Conditions and Restrictions of the Concannon Townhomes, Article XI, Section 2(b) – Use of Property, states nothing shall be kept and no activity shall be carried on in any building or townhome or on the limited common area and facilities which will increase the rate of insurance; and

Whereas, the Declaration of Covenants, Conditions and Restrictions of the Concannon Townhomes, Article XI, Section 2(g) – Use of Property states no person shall undertake, cause or allow any alteration or construction in or upon any portion of the limited common area and facilities except at the direction of and with the express written consent of the Kildaire Farms HOA; and

Whereas, the Declaration of Covenants, Conditions and Restrictions of the Concannon Townhomes, Article XI, Section 2(h) – Use of Property states the limited common area and facilities shall be used only for the purposes for which they are intended and reasonably suited.

Now therefore, the Concannon Townhomes Association Board of Directors declares the following:

- Basketball goals of any size shall be installed, used and stored only in the rear of the Owner's property, in a location that is not visible from the front of the townhomes.
- Basketball goals are strictly prohibited from being installed and/or used on any common area, including but not limited to the parking lots, front walkways & front/side yards.
- It is the unit owner's responsibility to ensure the basketball goal is not stored or left upon any portion of the property that will interfere with Vendors or Contractors performing maintenance and/or repairs to the common areas and townhomes. This includes keeping the basketball goal out of the way of the landscapers on service days.

ADOPTED BY BOARD RESOLUTION ON October 8, 2017.

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