

**LONGVIEW AT MONTVILLE ASSOCIATION, INC.**  
**(the "Association")**

**Resolution Adopting Amendment to Rules and Regulations  
(Parking)**

**P R E A M B L E**

A. The Master Deed for Longview at Montville, a Condominium, as it may have been amended (collectively the "Master Deed") was originally recorded in the office of the Morris County Clerk on June 2, 1989, in Deed Book 3137, Page 29, et seq.

B. The Bylaws of Longview at Montville Association Inc., as the same may have been amended (collectively, the "Bylaws") were recorded as Exhibit "E" to the Master Deed.

C. Article VI, Section 2(e) provides that the Board of Trustees ("Board") has the power and authority to adopt and amend "rules and regulations governing the use of the Property." And make, and enforce compliance with, such reasonable rules and regulations relative to the operation, use and occupancy of the units, common elements and Association facilities, and to amend the same from time to time as when approved by appropriate resolutions, which shall be binding on the owners and occupants of units.

D. The Board previously adopted comprehensive rules and regulations governing the use of the Property and now desires to update and amend the rules and regulations previously adopted.

**NOW, THEREFORE, BE IT RESOLVED** on this 17<sup>th</sup> day of July, 2014, as follows:

1. Authority. This Resolution is subject to the Condominium Act and to the Governing Documents.

2. Capitalized Terms. Unless specifically defined otherwise, all capitalized terms used in this Resolution have the same meaning as defined in the Master Deed, Bylaws and the other governing documents of the Association.

3. Amendment to Previously Adopted Rules and Regulations. It is the Board's intent that Section IX, Paragraph F of the previously adopted rules and regulations be replaced with the following language:

**F. Vehicles may not be stored in the LINED guest parking OR DESIGNATED OVERFLOW areas. A vehicle not removed from guest parking or the designated overflow areas after a period of four (4) consecutive days will be considered a stored vehicle and subject to Paragraph G and/or fine.**

**1. Parking areas designated as OVERFLOW, require a permit from the Management Office. Specific criteria adopted by the Association must be met to qualify for a permit. Also, a copy of a registration and driver's license must**

**be presented for each vehicle and driver residing in a Unit. Unit Owners or tenants may not park a vehicle in overflow areas without a Permit.**

4. Validity. In the event any rule, regulation or part thereof is held to be invalid by a court of competent jurisdiction, such holding shall not affect the validity or enforceability of any other rule, regulation or portion thereof.

5. Effective Date. The rules and regulations adopted by this Resolution shall be effective two business days following the adoption of this Resolution.

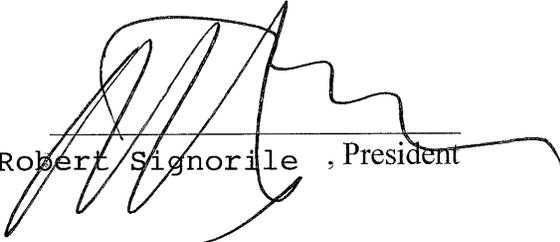
**NOTICE AND RECORDING.** The Association's managing agent is authorized and directed to prepare correspondence, in appropriate form and substance, and thereafter circulate same, along with a copy of this Resolution, to all Unit Owners. The Association also authorizes and directs its legal counsel to arrange for recordation of a copy of this Resolution with the Morris County Clerk's Office in order to provide notice of this Resolution to each purchaser of a Unit.

This Resolution shall be effective as of the 14<sup>th</sup> day of July, 2014.

ATTEST:

**LONGVIEW AT MONTVILLE  
ASSOCIATION, INC.**

By:   
\_\_\_\_\_  
Ted Hochman, Secretary

By:   
\_\_\_\_\_  
Robert Signorile, President



MORRIS COUNTY, NEW JERSEY  
 ANN F. GROSSI, COUNTY CLERK  
 AMND-OR BOOK 22579 PG 268  
 RECORDED 08/20/2014 10:19:55  
 FILE NUMBER 2014-043621  
 RCPT #: 987723; RECD BY: SKeefe  
 RECORDING FEES \$50.00

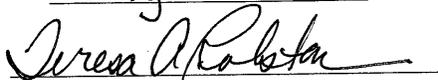
STATE OF NEW JERSEY :  
 : SS.  
 COUNTY OF MORRIS :

I CERTIFY that on July 14<sup>th</sup>, 2014, Rob Signorile  
 personally came before me and this person acknowledged under oath, to my satisfaction, that:

- (a) this person is the Ted Hochman Secretary of the LONGVIEW AT MONTVILLE ASSOCIATION, INC., a nonprofit corporation of the State of New Jersey, named in this document;
- (b) this person signed this document as attesting witness for the proper corporate officer who is Rob Signorile, the President of the corporation;
- (c) this person knows the proper corporate seal of the corporation and the proper corporate seal was affixed;
- (d) this document was signed and delivered by the corporation as its voluntary act and deed by virtue of authority from its Board of Trustees; and
- (e) this person signed this acknowledgment to attest to the truth of these facts.
- (f) this Resolution was duly introduced and was thereafter adopted at a regular scheduled meeting of the Board of Trustees, at which a quorum was present, by a majority vote of the members of the Board of Trustees eligible to vote on this matter.

  
 Ted Hochman, Secretary

Signed and sworn to before me  
 on July 14<sup>th</sup>, 2014



Notary Public of New Jersey

**TERESA A. ROLSTON**  
**NOTARY PUBLIC OF NEW JERSEY**  
 I.D. # 2278535  
 My Commission Expires 9/21/2016

**RECORD AND RETURN TO:**

Martin C. Cabalar, Esq.  
 Becker & Poliakoff, LLP  
 67 Park Place East, Suite 702  
 Morristown, New Jersey 07960