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60 Washington Street, Suite 105G
Morristown, NJ 07960

RECORDED
CLAUDE M. FLYNN
MIDDLESEX COUNTY CLERK
2016 APR 11 AM 11:39

Prepared by: *K. Sauter*

KENNETH R. SAUTER
AN ATTORNEY AT LAW
OF THE STATE OF NEW JERSEY

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EDISON GLEN CONDOMINIUM ASSOCIATION, INC. (the "Association")

AMENDED RESOLUTION REGARDING LEASING ADMINISTRATIVE CHARGES

PREAMBLE

A. The Master Deed of the Edison Glen Condominium Association, Inc. (the "**Master Deed**") and the Bylaws were re-recorded in the Office of the Clerk of Middlesex County on March 31, 1987 in Book 3605 at Page 052, et seq. (The Master Deed and Bylaws, as the same may have been lawfully amended, may be hereinafter collectively referred to as the "**Governing Documents**".)

B. Pursuant to Article IV, Section I 0, paragraph L of the Bylaws, the Board is empowered to promulgate, adopt, amend and publish rules and regulations covering the details of the operation and use of the Units and Common Elements.

C. The Governing Documents provide that each owner or occupant of a Unit shall comply with, and shall assume ownership or occupancy subject to the provisions of the Governing Documents. Unit Owners, therefore, hold title subject to all provisions of the Governing Documents (including subsequent adopted rules and regulations).

D. Responsibility concerning, generally, the management and administration of the Edison Glen Condominium development (the "**Community**") is determined pursuant to the Governing Documents. Pursuant to a Resolution dated November 17, 2010 and captioned "Resolution Regarding Leasing of Units and Administrative Charges (Revises Resolution Number 1-99" (the "**2010 Resolution**"), the Board adopted certain rules, regulations and restrictions regarding leasing of units within the Community and now wishes to revise and/or clarify the 2010 Resolution.

E. Except as expressly provided herein, the Governing Documents and any rules and regulations previously adopted by the Association shall not be otherwise amended and shall remain in full force and effect.

F. The Board has deemed it necessary and appropriate, and in the best interest of the Unit Owners and residents to adopt this Resolution regarding leasing of units.

G. This Resolution was duly introduced and was thereafter adopted at a regular scheduled meeting for the Board, at which a quorum was present, by a majority vote of the members of the Board of Trustees eligible to vote in this matter.

NOW, THEREFORE, be it resolved on this 6 day of JANUARY, 2016 that the Board hereby establishes and adopts the following rules and regulations regarding parking restrictions.

1. Section 2.3 of the 2010 Resolution is modified to reflect that the fee shall be \$300.00.
2. Except as otherwise expressly set forth in this Resolution, the 2010 Resolution remains in full force and effect.
3. **Notice and Recording.** This Resolution shall be effective as of FEBRUARY 1, 2016. The Association's attorney is authorized and directed to record this Resolution in the Middlesex County Clerk's office. The Middlesex County Clerk is also authorized, requested and directed to note, in the margin (and/or such other appropriate place) on the Master Deed Reference to this Resolution (and to any other amendment or Resolution pertaining thereto) which has been adopted in accordance with the terms of the Governing Documents.

ATTEST:

Edward Wheel
Edward Wheel Secretary TRUSTEE

EDISON GLEN CONDOMINIUM
ASSOCIATION, INC.

By: Udel DeGazon
UDEL DEGAZON, President

STATE OF NEW JERSEY)
COUNTY OF MIDDLESEX) SS.:

On the 6 day of JANUARY, 2016 before me personally came UDEL DEGAZON to me known, who, being by me duly sworn, did depose and say that he/she is the **PRESIDENT** of **EDISON GLEN CONDOMINIUM ASSOCIATION, INC.**, the corporation described in and which executed the above instrument, and that he/she signed his/her name thereto by authority of the Board of said corporation.

Shepatao

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Guadalupe Patino
Notary Public of New Jersey
My Commission Expires:
October 7, 2019