

Beech Mountain Lakes Association Policies			
<i>Section:</i>	3.0 Homeowner Property Upkeep	<i>Effective Date:</i>	October 11, 2021
<i>Policy:</i>	3.9 Littering and Unsightly Use	<i>Supersedes:</i>	April 2019
<i>Approved by:</i>	4 of 4 Board Members		

If applicable, the exact amount of the fee, fine or deposit that may be referenced in the below Policy can be found in the Schedule for Fees and Fines (found by following this link).

If permits are required for this policy:

- 1. Beech Mountain has 30 days from the date of submission to approve the permit.*
- 2. It is your responsibility to check with Butler Township for any permits needed to ensure you are in compliance with their policies.*

RECITALS

- A. Whereas, the Beech Mountain Lakes Protective Covenants, Declarations, and Rules and Regulations, from hereon referred to as the ‘Policies,’ describe how a property may be used, developed, and maintained within the community.
- B. Whereas, the Board of Directors, under section 13 of the Beech Mountain Lakes Protective Covenants has the power to implement general use restrictions including section 13.10.
- C. Whereas, the Property Owner, under section 13 of the Covenants and section 3 of the Policies, is charged with certain responsibilities regarding the care, maintenance, service, and preservation of property within Beech Mountain Lakes Association in Drums, Pennsylvania.
- D. Whereas, the Board of Directors wishes to update the uniform policy for littering and unsightly use.

Now, therefore, let it be resolved that the Board of Directors hereby updates the following policy for littering and unsightly use:

Littering and Unsightly Use 13.9,13.22,13.25,13.27.6:

- No littering is permitted anywhere in the BML Community.
- All household trash and garbage must be disposed of by the owner with a local hauler or the Association garbage hauler, if appropriate.
- Building waste, brush, household furnishings, trash, etc., must be disposed of properly.
- The burning of trash is prohibited.
- Improper disposal of trash and/or burning shall constitute littering and is subject to a fine.
- Community dumpsters are for the exclusive use of the Association, with unauthorized use being subject to a littering fine, with increased fine costs for subsequent violations.

Lot Maintenance:

- Each lot, whether occupied or unoccupied, and all improvements thereto shall at all times be maintained in good and clean condition.

- Grass shall be mowed, rubbish and debris removed, and weeds controlled.
- If any lot or improvement thereon is not so maintained, the Association may maintain, restore, or repair, the cost of which shall be a personal charge hereunder as more fully described in Section 3.7 of the BML Covenants.
- Neither the Association nor any of its agents or employees or contractors shall be liable for any damages which may result from any maintenance.

Effective Date:

In witness whereof, the undersigned have executed this resolution the 11th day of October, 2021.

Signature on file in Admin office

President

Signature on file in Admin office

Secretary