

Beech Mountain Lakes Association Policies			
<i>Section:</i>	5.0 Safety and Security	<i>Effective Date:</i>	June 28, 2023
<i>Policy:</i>	5.6 Nuisance and Disorderly Conduct	<i>Supersedes:</i>	October 11, 2021
<i>Approved by:</i>	5 of 5 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, under the Declaration of Protective Covenants, Exceptions, Reservations, and Conditions for Beech Mountain Lakes in Drums, Pennsylvania, the Board of Directors is charged with certain responsibilities regarding protection of the safety and well-being of residents and guests of Beech Mountain Lakes, as well as with the care, maintenance, service, and preservation of the Common Areas.
- C. 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.
- D. Whereas, the Property Owner, under section 13 of the Covenants, is charged with certain responsibilities regarding the care, maintenance, service, and preservation of property within Beech Mountain Lakes Association in Drums, Pennsylvania.
- E. Whereas, the Beech Mountain Lakes community is in need of an update of a uniform policy on nuisance and disorderly conduct 13.5, 13.27, 13.27.4.
- F. Whereas, the Board of Directors wishes to update the following policy regarding nuisance and disorderly conduct.

Now, therefore, let it be resolved that the Board of Directors hereby updates the following policy for nuisance and disorderly conduct:

1. No person(s) may conduct themselves in such a manner that the use and enjoyment of others is compromised; for example: (but not limited to) producing loud noises, engaging in boisterous conduct, raucous behavior and similar conduct, either on private property or on BMLA property. Violators will be fined and may lose their community privileges. (See the Schedule for Fees and Fines.)
2. Respect must be shown to all BML employees, contracted security and safety personnel, contracted Code Enforcement officers, and all agents of the BML Association. Violators will be fined and may lose their community privileges. (See the Schedule for Fees and Fines.) If necessary, a referral will be made to Law Enforcement.
3. Persistence in such conduct will cause a suspension of BMLA privileges, and removal from BMLA property with increasing fine amounts. (See the Schedule for Fees and Fines.)
4. All employees need to follow the Code of Conduct as outlined in the BML Employee Handbook.

In witness whereof, the undersigned have executed this resolution on the 28th day of June, 2023.

Signature on file in Admin office

President

Signature on file in Admin office

Secretary