

**HILL FARM HOMEOWNERS ASSOCIATION,
an Arizona non-profit corporation**

**A RESOLUTION OF THE BOARD OF DIRECTORS
Re: POOL & SPA**

At a meeting of the Board of Directors of Hill Farm Homeowners Association (the Association"), an Arizona non-profit corporation, duly called and held on the 7th day of September 2010, a quorum being present and voting, the following policy was adopted:

1. The pool and spa area is open to all residents of Hill Farm (homeowners, and tenants) who are in good standing, to members of their family living with them, and to house-sitters and guests, including any of their guests occupying the farmhouse bedrooms.
2. The pool and spa area is not available to anyone attending an event at the farmhouse.
3. New homeowners will be issued one pool key by the Property Management Company in return for a \$75 deposit. This deposit will be refunded when the property is sold or transferred and the key is returned. Alternatively, the outgoing homeowner may pass the key directly to the incoming homeowner and they may make their own financial arrangements regarding the key deposit.
4. Pool keys have unique numbers. The Property Management Company will keep a log of which key numbers are assigned to which Lot.
5. Replacements for lost or stolen keys may be obtained from the Property Management Company and will be charged at \$25 each. When the property is sold or transferred and the replacement key is returned, the deposit paid for the originally issued key will be returned to the homeowner. Alternatively, the outgoing homeowner may pass the key directly to the incoming homeowner and they may make their own financial arrangements regarding the key deposit.
6. **Pool and spa users shall observe the rules posted at the entrance gates.**
7. The pool and spa area will be open from 6 am thru 10 pm each day throughout the year. Anyone found in the area after 10 pm, or found in the area at any time without a key, will be assumed to be trespassing and appropriate action will be taken.
8. The spa will be heated to 102-104 degs.F from 6am thru 10pm daily throughout the year. To minimize heat loss and to conserve energy, spa users must replace the thermal cover when they are finished.
9. In the spring, the pool heater will be turned on when the daytime temperatures reach 85 degrees for three consecutive days, or from the week preceding Easter, whichever comes first. The pool will be heated to a minimum of 82 degs.F. In the fall, the pool heater will be turned off on November 1st for the winter season. (The spa will continue to be heated.)
10. **Pool keys must not be duplicated.** Residents who duplicate pool keys or loan them to anyone other than those listed in Para. 1 above will trigger re-keying of the whole pool area (new locks installed and new keys issued to all Hill Farm homeowners) and will be required to pay the entire re-keying cost.

Resolution # 16-04

11. Residents who abuse this policy or the posted rules will lose their pool privileges and be asked to surrender their key. The key and privileges may only be reinstated by a majority vote of the board at a regular board meeting.
12. This policy supersedes documents #00-01, #08-04, and 10-14.

DATED this 20th day of June, 2016.

HILL FARM HOMEOWNERS ASSOCIATION
an Arizona non-profit corporation

By:
Its: President

A handwritten signature in black ink, appearing to read "Jonathan", written over a horizontal line.