

**PACE ROSEWOOD ASSOCIATION, INC.
WATER SUBMETERING RESOLUTION**

RECITALS

WHEREAS, Pace Rosewood Association, Inc. (the "Association") is governed by the Declaration of Covenants, Conditions, and Restrictions, Amended Plat of Pace Rosewood, recorded at Docket 10181, Page 655, in the records of Maricopa County, Arizona (the "Declaration");

WHEREAS, Article V, Section 1 of the Declaration states that the Association is authorized to enter upon Lots to maintain certain areas upon each Lot in the Association, including maintenance of "other exterior improvements";

WHEREAS, the cost of maintenance on the Lots is subject to assessment from the Owners of the Association;

WHEREAS, the Owners of the Association voted in 2016 to install water submeters on their individual Lots to meter in order for the Association to monitor and directly bill each Owner for their individual Lots' water consumption;

WHEREAS, the Board hereby adopts the following Resolution to clarify maintenance and cost obligations related to the water meters installed on the Lots.

THEREFORE, pursuant to the Governing Documents, authority pursuant to its express rulemaking authority in the Governing Documents and its implied rulemaking authority under Arizona law, the Board of Directors for the Association adopts the following Rules:

RULES

1. The Recitals are incorporated herein by this reference.
2. The Board and its agents, pursuant to the Governing Documents, including but not limited to Article V, Section 1 of the Declaration, has express and implied easements and authority to enter onto Lots in the Association for the purposes of reading, inspecting, and maintaining the water meter on each Lot.
3. The Association is responsible for maintenance of the meters and is not guilty of trespass onto Lots to perform necessary maintenance.
4. If a meter is not functioning properly on a Lot, the Owner shall still be responsible for his or her proportionate share of water use in that given month. For example, if ten water meters are not functioning properly and the cost of water usage of those 10 Lots is \$100, each Owner shall pay \$10.
5. The Association shall charge the costs of maintenance of the water meter on the Lot to

that Owner.

6. In order to ensure proper maintenance of each water meter, Owners shall provide the Association with the contact information of the resident(s) occupying the Lot. Contact information of an Owner shall be the following:

- a. The Owner's full name.
- b. The Owner's home and mobile telephone number.
- c. The full name of the Owner's emergency contact, with home and mobile telephone number.

7. If an Owner is renting his or her Lot, Owner must provide the Association with the following information:

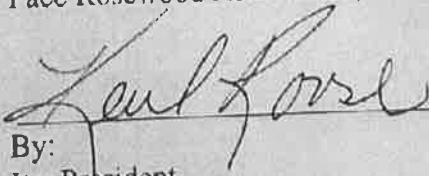
- a. The Tenant's full name and contact information (for all tenants 18 years old or older). Contact information shall be the Tenant's home and mobile telephone number.
- b. The time period of the lease (start and end dates of the tenancy);

8. If a Lot is vacant, the Owner must notify the Association that the Lot is vacant to prevent waste of water resources.

CERTIFICATION

A majority of the Board of Directors adopted the above Resolution at a meeting duly called and held on the 18 day of MAY, 2013.

Pace Rosewood Association, Inc.


By: _____
Its: President