

**AMENDMENT
TO
THE RULES AND REGULATIONS
OF
RIVERVIEW CONDOMINIUMS DECLARATION**

THIS AMENDMENT is made this 7th day of February, 2024, by Riverview Condominiums Owners' Association (the "Association").

WITNESSETH:

The Association hereby amends the Rules and Regulations of Riverview Condominiums (the "Rules and Regulations") for the purpose of establishing that grills, smokers, hibachis, other outside cooking appliances, and related components, including but not limited to propane tanks, grill covers and utensils, shall not be operated and/or stored in the Units, on the Common Elements and Limited Common Elements of the condominium.

RECITALS:

WHEREAS, pursuant to Article XIII, Section 8.6 of the Riverview Condominiums Declaration recorded on April 25, 2006 in Book 1342 at Page 69 in the Town of Lincoln Land Evidence Records (the "Declaration"), the Rules and Regulations shall be amended with a two thirds majority vote of the Executive Board;

WHEREAS the Executive Board desires to amend the Rules and Regulations to establish that grills, smokers, hibachis, other outside cooking appliances, and related components, including but not limited to propane tanks, grill covers and utensils, shall not be operated and/or stored in the Units, on the Common Elements and Limited Common Elements of the condominium;

WHEREAS, the Executive Board by a two thirds majority vote of the members of the Executive Board, have voted to amend the Rules and Regulations for the above stated purpose, as certified below.

AMENDMENT:

NOW, THEREFORE, in accordance with the above-noted provisions of the Declaration, the Rules and Regulations are amended by striking Section (q) in its entirety and substituting the following therefore:

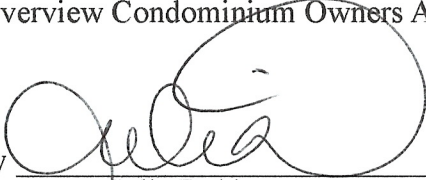
(q) Grills, smokers, hibachis, other outside cooking appliances, and related components, including but not limited to propane tanks, grill covers and utensils, shall not be operated and/or stored in the Units, on the Common Elements and Limited Common Elements of the condominium, including but not limited to balconies. Balconies shall be maintained in a neat and attractive condition. No trash barrels may be stored on the balconies.

IN WITNESS WHEREOF, the undersigned has executed this Amendment on the date and year first written above.

I, Iulia Robinson, as Vice-President of the Executive Board of Riverview Condominium Owners Association, hereby execute the aforesaid Amendment and certify that the Amendment was duly noticed to the Executive Board, and voted or consented, by two thirds majority of the Executive Board.

Riverview Condominium Owners Association,

By

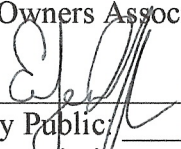

Name: Iulia Robinson

Title: Vice-President, Executive Board

State of Rhode Island

County of Providence

In Cumberland RI on the 7 day of February, 2024, before me personally appeared Iulia Robinson (name), the vice-President (title) of the Executive Board of Riverview Condominium Owners Association, to me known and known by me to be the party executing the foregoing instrument for and on behalf of said Association, and (s)he acknowledged said instrument by him/her to be his/her free act and deed, in his/her said capacity as noted herein, of the Riverview Condominium Owners Association.


Notary Public: Elizabeth Dieffenbach
My commission expires: 3/13/2026

After recording, please return to:

Palumbo Law
481 Atwood Avenue,
Cranston, RI 02920

