

Community Update – Rental Restriction Amendment

Dear Owners,

It has come to our attention that a letter from an advocacy group has been circulated to members of our Association regarding the rental restriction amendment and related matters. We want to take a moment to provide clarity directly from your Association.

The rental restriction amendment was voted on by the membership in June 2016. Since that time, it has been consistently enforced as part of our governing framework. The Association's attorneys have reviewed and advised on this matter, and the Board and management continue to follow their professional legal guidance on all significant issues.

Over the years, this amendment has also been ratified through consistent enforcement and reliance by owners, the Board, and purchasers in resale transactions. Ratification is a legal principle that recognizes and validates actions that, while they may have procedural questions in their original adoption, have been treated and accepted as binding over time.

We are aware that one individual, through advocacy efforts, has raised repeated concerns with the Association and its counsel over the past several years. While owners may see different versions of these concerns, please know that:

- The Board and management take all legal requirements seriously and work closely with counsel to ensure compliance with Utah law and the Association's Declaration.
- Our attorneys are fully aware of the adoption, ratification, and enforcement history of the rental restriction and provide direction to the Board on best practices.
- Owners are always encouraged to review the governing documents and to reach out through official channels if they have questions.

We value transparency and community engagement, and we will continue to provide factual information on important matters through official Association communications.

Thank you for your continued commitment to Aix La Chapelle.

Sincerely,

Aix La Chapelle Condominium Association

Helmuth Naumann, CMCA®, AMS®, PCAM®

Community Association Manager