

# **THE COMMON AT SINNOTT FARM RULES AND BYLAWS**

## **PREAMBLE TO AMENDMENTS**

The general purpose of the Board of Directors at Sinnott Farm is to enhance and preserve the value of the properties of the homeowners. It is also there to help develop the community into a harmonious and enjoyable neighborhood. The Board of Directors is responsible for promoting the safety, welfare and common benefit of the residents and occupants of all homes in the community subject to the Declaration, Articles of Incorporation, Bylaws, Rules and Regulations (“Documents”) of the Association.

Volunteer homeowners, who are elected to the Association Board of Directors, pay close attention to managing, supervising, caring for and operating the Association in accordance with the Common Interest Ownership Act (the ACT).

The board’s purpose is to further the interests of the homeowners, as a whole, and promote harmony and enjoyment within the community.

With this in mind, the Board of Directors for The Common at Sinnott Farm authorized the formation of a revitalized Bylaws committee to review, clarify and make reasonable the Amendments, Rules and Bylaws governing our association.

The results of the subcommittee work are reflected herein as amendments A-1 through H; and received final approval of the Board of Directors on January 19, 2012 and became effective on that same day. These amendments shall follow the intent described in the Public Offering Statement, Declaration, Bylaws and the ACT. They will prevail over previous amendments A – G, approved October 13, 2005.

This committee realizes that there will always be issues and concerns, surrounding our community, that have not been adequately covered within the original Rules and Bylaws or within previous approved amendments.

The Bylaws committee has made every attempt to create amendments that are comprehensible and reasonable for all homeowners, residents, and for the Board of Directors.

Please contact a member of the Board of Directors or a member of the Bylaws committee with any questions regarding your responsibilities as a homeowner or those of the Board of Directors at The Common at Sinnott Farm.