

Mill River Property Owners' Association, Inc.

POLICY RESOLUTION NUMBER 004

Related to Camping within the Community

WHEREAS, The Mill River Property Owners Association (the "Association") is an Idaho corporation duly organized and existing under the laws of the State of Idaho;

WHEREAS, the Board of Directors (the "Board") shall have the powers and duties necessary for the administration of the affairs of the Association, and in accordance with those responsibilities, the Board may adopt and publish rules and regulations "Rules" and establish penalties for infractions of the Rules set by the Board;

WHEREAS, the Association, by and through the Board, is charged with the responsibility of Covenants, Conditions & Restrictions (the CC&Rs) compliance and enforcement and in accordance with Idaho Code,

WHEREAS, Section 10.03 Nuisances of the CC&Rs states; "No noxious or offensive activity (including but not limited to the repair of motor vehicles) shall be carried on, in or upon any Lot, Dwelling Unit, Commercial Unit or the Common Areas, nor shall anything be done therein which may be or become an unreasonable annoyance or a nuisance to any other Owner, including continually barking dogs. Except for snow removal equipment, no lawn mower, chain saw, or other loud noise generating device shall be operated on any Lot between the hours of 8:00 PM to 7:00AM. The Board of Directors shall have the right to determine in accordance with the Bylaws if any noise, odor, interference or activity producing such noise, odor or interference constitutes a nuisance".

WHEREAS, the Board wishes to clarify Section 10.03 to prohibit "camping" on residential property and on common area at any time. Camping is defined as the outdoor activity of spending one or more nights outside of a home in a temporary shelter such as a tent, vehicle, camper, recreational vehicle or the like.

NOW, THEREFORE, BE IT RESOLVED that the Board hereby prohibits guests, tenants, or owners from camping on residential property and on common area at any time. Any violation of this policy shall be considered a violation of the Association's CC&Rs. Dated this 22nd day of September 2026.