



RESOLUTION 03-22-21

Prohibition of Exterior Water Heater Relocations

WHEREAS, Standard 32 Water Heater Relocations were allowed by the board adoption of the original resolution dated August 1992, and lastly by revised March 2019, Resolution 03-19-34; and

WHEREAS, the board agrees that the use of common area for the relocation of manor water heater tanks and their respective enclosures does not enhance the building or mutual aesthetics of the community; and

WHEREAS, the board agrees to cancel or revoke both the original resolution dated August 1992, and the revised March 2019, Resolution 03-19-34; and

WHEREAS, the board agrees to prohibit all new exterior water heater (W.H.) approvals and further prohibits the approval of water heater relocations by variance; and

WHEREAS, the existing and prior MA approved exterior W.H. cabinets would be allowed to remain and continued to exist or “grandfathered”. The existing cabinets and W.H. maintenance will continue as an obligation of the member as an Alteration limited by the following criteria:

1. In the event the W.H. cabinet and its landscaping are not properly maintained the member may lose all rights to its presence in common area as maybe enacted by the board.
2. If the existing cabinet needs to be re-constructed due to rot or removal for mutual maintenance activities, the cabinet shall be built back to the new Standard 32 revised containing pressure treated wood, stucco veneer, new roofing material. This new drawing has not yet been revised as the approval of a new resolution and design cost would be a prerequisite to the standard revision.
3. All landscaping **may** be installed per the original Standard 32. The member shall contact Landscaping Services to arrange for the installation of adequate landscaping material and any alteration of irrigation work.
4. MA shall prohibit the issuance of all future MC requests regarding W.H. relocations to the common area.
5. **Once landscaping completes the sprinkler system conformity, landscaping shall notify Manor Alterations of such.**

WHEREAS, the board agrees that the prohibition of future water heater enclosures will contribute to a more positive architectural image of the community; and

NOW THEREFORE, BE IT RESOLVED, on **March 15, 2022** the Third Laguna Hills Board hereby approve the Prohibition of Exterior Water Heater Relocations Resolution as attached; and

RESOLVED FURTHER, that the officers and agents of this Corporation are hereby authorized on behalf of the Corporation to carry out the purpose of this resolution.