



Name and Return Address:

LLVCC  
740 E Country Club Dr  
PO Box 184  
Allyn, WA 98524

Document Title(s)

1. Resolution 14
- 2.

Reference Numbers(s) of Documents Assigned or Released

Replaces 11692010 ADDITIONAL REFERENCE #'S ON PAGE \_\_\_\_\_

Grantor(s)

1. Lakeland Village Community Club
2. ADDITIONAL GRANTORS ON PAGE \_\_\_\_\_

Grantee(s)

1. Public
2. ADDITIONAL GRANTEES ON PAGE \_\_\_\_\_

Legal Description (abbreviated form: i.e. lot, block, plat or section, township, range, quarter/quarter)

Lakeland Village, Divisions 1-14  
ADDITIONAL LEGAL IS ON PAGE \_\_\_\_\_

Assessor's Property Tax Parcel/Account Number(s)

ADDITIONAL PARCEL #'S ON PAGE \_\_\_\_\_

THE AUDITOR/RECORDER WILL RELY ON THE INFORMATION PROVIDED ON THIS FORM. THE STAFF WILL NOT READ THE DOCUMENT TO VERIFY THE ACCURACY OR COMPLETENESS OF THE INDEXING INFORMATION PROVIDED HEREIN.

**LAKELAND VILLAGE COMMUNITY CLUB**  
**Resolution No. 14**  
**Signage**

The original Resolution No. 14 was signed by Giles Swanson, LLVCC Vice-President and Marion J. Moss, LLVCC Secretary/Treasurer and was filed with the Mason County Auditor on 6/10/1999 under File Number 1692010.

1. LakeLand Village Divisional Covenants vary regarding restrictions on signs. In addition, a Washington State statute, RCW 64.38.034, specifies that LakeLand Village, as a Washington State homeowners' association, may not prohibit the outdoor display of political yard signs by an owner or resident before any primary or general election, although LakeLand Village may provide for reasonable rules and regulations regarding the placement and manner of display of political yard signs prior to such elections.

4. Regardless of the provisions of a Divisional Covenant for signage, LakeLand Village shall not prohibit the display of political yard signs by an owner or resident within 4 weeks before any primary or general election, and one week after. A political sign is defined as a temporary sign advocating the candidacy of a certain individual or group or the passage or defeat of a political issue.

5. LakeLand Village does not consider one sign provided by the Association with the owners' name to be a sign for the purposes of this Resolution and the Divisional Covenants.

6. Members are responsible for ensuring that their actions and their lots comply with restrictive covenants regarding signs that apply to the same except as set forth herein. In addition, future Divisions may be created, and made subject to future Divisional Covenants. Such future Divisional Covenants shall also be respected as they may apply.

7. Members who have installed signs consistent with the prior Signage Resolution in effect at the time of the sign placement; properly approved and placed as approved, where approval was required; which may have been inconsistent with the applicable restrictive covenants regarding signs for a particular lot; will be allowed to remain. Such signs may be repaired, maintained, or replaced when reasonably necessary consistent with the applicable Signage Resolution language and, where approved, approval; they may not, however, be replaced with a sign that is in any way materially different, in the sole judgment of the Architectural Committee, where specified as the decision-maker in the applicable covenants; or the Board, where not.

8. Members who have installed signs which were not consistent with prior Signage Resolutions in effect at the time of the sign placement, including regarding approval; and which are in violation of the applicable restrictive covenant regarding signs; have no right to continue to maintain those signs, and will be required to remove them upon notice by the Board.

9. No signs will be permitted on Association property except as specifically authorized by the Board.

10. Where required by the applicable restrictive covenants, signs must be approved by the Architectural Committee. Where no such approval is required within the applicable Divisional Covenants, no approval process will be required, but compliance with restrictive covenant provisions remains mandatory.

11. All signs must be neat in appearance, and no sign may violate the restrictive covenant that specifies, "No noxious or offensive activities shall be carried on upon a lot nor shall anything be done thereon which may become an annoyance or nuisance to the neighborhood."

12. Failure to respect the provisions of the applicable restrictive covenant regarding signs, or the provisions of this Resolution, may subject the member to a fine as specified in the LakeLand Village Community Club fine policies. If the Board determines at any time with respect to the terms or intent of this Resolution, that an emergency exists, or that the Member involved would not likely cooperate with the terms or intent hereof, it may choose to seek an immediate injunction and/or any other available remedy, including damages and otherwise as provided in the Bylaws.

13. Failure to enforce any part of this Resolution at any time does not constitute a waiver of the right to enforce the same part, any other part, or any other matter against the same member, or any other member, at any other time.

12. All LakeLand Village Community Club governing documents apply to all matters addressed herein.

THIS RESOLUTION was adopted by the LakeLand Village Community Club Board of Directors on this 26th day of April 2023.

  
James Byrne, President

  
Sylvia Banzon, Secretary/Treasurer