

Resolution of the Board

Regarding Towing

October 2002

Book 14252 Pg 976

Name

Address:



10/10/2002 10:29:13 20020533644  
OR BK 14252 PG 0976  
Palm Beach County, Florida

Mail to: Stewart Norman  
7210 Pinelcrest Circle East  
Lake Worth, FL 33467

**NOTICE OF RECORDING RESOLUTION  
OF THE BOARD OF DIRECTORS OF  
LUCERNE LAKES HOMEOWNERS ASSOCIATION, INC.**

The undersigned of Lucerne Lakes Homeowners Association, Inc. hereby certifies that the Resolution of the Board of Directors attached hereto was duly adopted by the Board of Directors. The Resolution affects real property which is subject to the Second Amended and Restated Declaration of Covenants, Conditions and Restrictions of Lucerne Lakes as recorded in Book 12354, Page 1745 of the Public Records of Palm Beach County, Florida.

*[Handwritten Signature]*

Print Name STEWART NORMAN

Title PRESIDENT

State of Florida )

County of Palm Beach )

I, hereby certify that the foregoing instrument was acknowledged before me this 10 day of Oct, 2002 by Stewart Norman, who is personally known to me or who provided Id. Driver's License as identification, and who did take an oath.

*[Handwritten Signature]*

Notary Public State of Florida at Large

My Commission Expires 8/30/06

OFFICIAL NOTARY SEAL  
DIANA L. HOGE  
NOTARY PUBLIC STATE OF FLORIDA  
COMMISSION NO. DD144056  
MY COMMISSION EXP. AUG. 30, 2006

**RESOLUTION OF THE BOARD OF DIRECTORS  
OF  
LUCERNE LAKES HOMEOWNERS ASSOCIATION, INC.  
REGARDING TOWING**

**WHEREAS**, Article VI, Section 1 of the Second Amended and Restated Declaration of Covenants, Conditions and Restrictions of Lucerne Lakes requires Owners to maintain rights of way, common areas or easement areas contiguous to the lots, and landscaping to asphalt adjoining the Lots;


**WHEREAS**, Owners are parking vehicles on portions of the grassed areas which is damaging the grass;

**WHEREAS**, the Board of Directors wants to ensure that as part of the Owners' maintenance duties they do not damage the grass areas;

**WHEREAS**, Article III of the Articles of Incorporation of Lucerne Lakes Homeowners Association, Inc. authorizes the Board of Directors to adopt rules;

**NOW THEREFORE**, the Board of Directors resolves as follows:

1. The Association is authorized to tow any vehicle with two or more tires on any grass area at the expense of the vehicle owner.

By:   
Print Name: STEWART NORRAH  
Title: RESIDENT  
Date: 10-10-02

Public's Document Certificate 0107

**LUCERNE LAKES HOMEOWNERS ASSOCIATION, INC.**

4400 Lucerne Lakes Blvd.; Lake Worth, FL 33467

C/o CMC Management, Inc.

2950 Jog Road

Greenacres, FL 33467

561-641-1016 - 561-641-9118 Fax

**May 22, 2008****Dear Unit Owners,**

**At a regular meeting of the Board of Directors of Lucerne Lakes Homeowners Association, Inc. Village 1, held on May 22, 2008, the following resolution was adopted:**

**Resolved that the responsibility of the BOARD of Directors is to uphold the Association Covenants as listed in Article V11, "Powers of the Board of Directors" in the Lucerne Lakes Homeowners Association By-Laws.**

**It is further resolved that violations of parking regulations shall be penalized according to the attached list of "Enforcement and Penalties".**

**Attached please find a copy of the Parking Regulations, Enforcement and Penalties that were approved at our May 22, 2008 Meeting.**

**Thanking you in advance for your help.**

**Yours Truly,**

**Sally Goodman, President  
Signing for the BOARD  
Lucerne Lakes Home Owners Assoc., Inc.**

**LUCERNE LAKES HOMEOWNERS ASSOCIATION**  
**4400 Lucerne Lakes Blvd.**  
**Lake Worth, Fl 33467**

**1. PARKING REGULATIONS**

Parking of commercial vehicles, trucks, boats, trailers, campers and others listed on separate sheet under "Definitions" are strictly prohibited except when parked under the following circumstances:

a) Motor vehicles temporarily parked for the purpose of loading and unloading of materials or equipment, when engaged in making service calls or when utilized during emergency situations, not to exceed ten (10) hours in any twenty-four (24) hour period except as the emergency dictates.

b) The temporary parking of construction vehicles where construction has begun under a valid building permit and such permit is displayed on the premises.

c) Commercial vehicles, trucks, boats, trailers, campers and others listed on separate sheet are kept parked in the home owners garage.

Absolutely NO PARKING is allowed on the grass or swales.

**2. ENFORCEMENT ~~AND PENALTIES~~**

a) Whenever a motor vehicle is deemed to be in violation as described in these regulations, the official locating such vehicle shall endeavor to identify the owner, and shall deliver to the violator, or affix to the vehicle a notice of violation and time to remove such vehicle from the premises. The violator shall have twenty-four (24) hours from the posted time to abate the violation, or the unauthorized vehicle shall be removed from the property. It shall be the duty of the owner to pay the towing charges necessary and reasonably incurred, including towing and wrecker charges and storage. If the same vehicle is found in violation more than once, it shall be towed immediately without contacting the owner.

b) In the case of doubt as to the proper description of a specific vehicle, the determination by the motor vehicle commission of the state shall be controlling.