29) WAIVER OF NOTICE: Before or at any meeting of the Board any Manger may in writing waives notice of such meetings and such waiver shall be deemed equivalent of the giving of such notice Attendance by a Manager at any meeting of the residency shall be a waiver of notice by him of the place thereof. If all the Mangers are present at any meeting of the Board no notice shall be required and any business may be transacted at such meeting.

30) QUORUM: At all meeting of the Board one third of the total strength of the mangers shall constitute a quorum for the transaction of business and the acts of the mangers present at the meeting at which a quorum is present shall be the acts of the Board if at any meeting of the Board there be less than a quorum presents the majority of those persons may adjourn the meeting time to time. At any such adjourned meeting any business which might have been transacted at the meeting as originally called any be transacted without further notice provided there 8is a quorum present.

31) FIDELITY BOND: The Board may require that all officers and employees of the association hand lining or responsible for Association funds shall furnish adequate fidelity bond. The premiums on such none shall be paid by the Association.

CHAPTER-V

32) DESIGNATION: The principal officers of the Association shall be a President a Vice President a Secretary and a Treasurer all of whom shall be elected by an from the Board may appoint an Assistant Treasurer and an Assistant Secretary and such other officers as in their judgment may be necessary. In the case of an Association of one hundred owners or less the officers of the Treasurer and Secretary may be filed by the same persons.

33) ELECTION OF OFFICERS: The Office of the Association shall be elected annually by the Board at the organization meeting of each new Board and shall hold offices at the pleasure of the Board.

34) REMOVAL OF OFFICERS: Upon an affirmative vote of a majority of the members of the Board any officers may be removed either with or without cause and his successors elected at any regular meeting of the Board or at any special meeting of the Board called for such purpose.

35) PRESIDENT: The president shall be the Chief Executive Officer of the Association. He shall preside at all meetings of the Association and of the Board. He shall have all of the general powers and duties which are usually vesting the office of President of an Association, including, but not limited to the power ot appoint committees from among the owners from time to time as he may in his discretion decide to be appropriate to assist in the conduct of the affairs of the Association.

36) VICE PRESIDENT: The vice President shall take the place of the

President and perform his duties whenever the President shall be absent or unable to act if neither the President nor the Vice President is able to act the Board shall appoint some other member of the Board so to act on an interim basis. The Vice President shall also perform such other duties as such other duties as shall from time to time by imposed upon him Board.

37) SECRETARY: The Secretary shall keep the minutes of all meetings of the Board and the minutes of all meetings of the Association he shall have charge of such books and papers as the Board direct and he shall in general perform the entire duties incidental to the office of the Secretary.

38) TREASURER: The Treasurer shall be responsible for Association funds and securities and shall also be responsible for keeping full and accurate accounts of all receipts and disbursements in books belonging to the Association. He shall responsible for the deposit of all moneys and other valuable effects in the name and to the credit of the Association in such depositaries as may from time to time be designated by the Board.

CHAPTER-VI

39) ASSESSMENTS: All owners are obliged to pay monthly assessments imposed by the Association to meet all expenses relating to the **"VENKATESH RESIDENCY"** Apartment condominium which may include an insurance premium for a policy to over repair and reconstruction work in case of hurricane, fire, and earthquake or other hazard or calamity. The assessments shall be made probate according to the value of the unit owned as stipulated in the declaration. Such assessment shall include monthly payments to a general operating reserve and a Reserve Fund for Replacements.

40) MAINTENACE AND REPAIR:

1) Every owner must perform promptly all maintenance and repair work with in his own unit which if omitted would affect the **"VENKATESH RESIDENCY"** Apartment Condominium in entirely or in a part belonging to other owners, being expressly responsible for the damages and liabilities that his failure to do so end age.
2) All the repairs of internal installations of the unit such as water, light, gas, power, sewage, telephones, air conditions, sanitary, installations doors, windows, lamps, an all other accessories belonging to the unit area shall be at the expense of the unit/apartment owner concerned.
3) An owner shall reimburse the Association for any expenditure incurred in repairing or replacing any common areas and facility damaged through his fault.

41) USE OF UNITS & INTERNAL CHANGES:

1) All units shall be utilised for valid legal purpose only. However the business/storage of Beer, alcohol, liquor, meat & fish is not permitted therein in any manner.
2) An owner shall not make any structural modifications or alterations in his unit

or installations located therein without previously notifying the Association in writing through the President of the Board if no Manger is employed. The Association shall have the obligation to answer within thirty days and failure to do so with the stipulated time shall mean that there is no objection of the proposed modification alteration or installation.

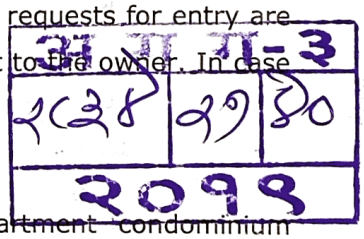
42) USE OF COMMON AREAS AND FACILITIES AND RESTRICTED COMMON AREA FACILITIES:

An owner shall not place or cause to be placed or cause to be placed in the lobbies, frostbites, stairways, elevators and other areas of **"VENKATESH RESIDENCY"**Apartment Condominium and facilities of a similar nature both common and restricted any furniture, packages, or objects of any kind such areas shall be used for no other purpose than for normal transit through then.

43) RIGHT OF ENTRY:

1) An Owner shall grant the right of entry to the Manager or to any other person authorized by the board or the Association in case of an emergency origination in or threatening his unit whether the owner is present at the time or not.

2) An owner shall permit other owners or their representative when so required to enter his unit for the purpose of performing installations alterations or repairs to the mechanical or electrical services provided that requests for entry are made in advance and that such entry is at a time convenient to the owner. In case of an Emergency such reign of entry shall be immediate.



44) RULES OF CONDUCT:

1) No resident of **"VENKATESH RESIDENCY"**Apartment condominium shall post any advertise or posters of any kind in or on the building except as authorised by the Association.

2) Residents shall exercise extreme care about making noises or the use of musical instruments, radios, televisions, and amplifiers that may disturb others. Residents keeping domestic animals shall abide by the Municipal sanitary by laws or regulations.



3) It is prohibited to hand garments, rugs etc. from the windows balconies or from any of the facades of the **"VENKATESH RESIDENCY"** Apartment.

4) It is prohibited to throw garbage or fresh outside the disposal installations provided for such purpose, in the service areas. If such installation is not provided all garbage or fresh shall be collected in a Vessel a thrown in the municipal Dustbin.

5) No owner resident or lessee shall install wring for electrical or telephone installation, dish T.V antenna machines of air contenting units etc. on the exterior of the **"VENKATESH RESIDENCY"** Apartment condominium or that protrude through the walls of the roof of that condominium except as authorized by the Association.

6) That if the builder/developer wants to erect that owner of any mobile