

**PINE MOUNTAIN LAKE ASSOCIATION
LOT MERGER MORATORIUM**

SUBJECT: Adoption of a Lot merger moratorium.

PURPOSE: To establish a moratorium suspending the merger of Lots within the Association until such time that a draft restatement of the governing documents is put to a vote of the membership, and a determination is made as to the approval of the Governing Documents restatement.

AUTHORITY: The CC&Rs, Bylaws, and Articles of Incorporation of the Association and California Law.

EFFECTIVE DATE: June 17, 2023

WHEREAS, neither the current PML Bylaws nor CC&Rs include express provisions addressing Lot mergers within the Association;

WHEREAS, Article VIII, Section 18 of the current PML CC&Rs does contain an express provision prohibiting the further subdivision or severability of Lots within the Association;

WHEREAS, the Board of Directors has determined that the merging of Lots under the current Lot merger policy presents an imminent risk of substantial economic loss to the Association and its Members;

WHEREAS, the Governing Documents Update Ad Hoc Committee is working with Association Counsel to prepare a draft restatement of the PML Bylaws and CC&Rs, including provisions governing Lot mergers and restoration of previously-merged Lots, that will be presented for a membership vote;

WHEREAS, on March 18, 2023, the Board of Directors adopted Resolution 23.01 establishing an emergency temporary Lot merger moratorium and suspending PML Board Resolution 90.05 concerning Merging of PML Lots;

WHEREAS, the Board of Directors has now determined that a formal Lot merger moratorium is necessary to protect the assets of the Association and its ability to repair, maintain and operate the Facilities and Common Area for the benefit of the membership;

NOW, THEREFORE BE IT RESOLVED, The Board of Directors adopts the following resolution:

Lot Merger Moratorium

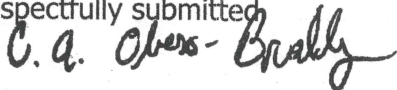
The Board of Directors hereby establishes a moratorium suspending all Lot mergers in the Association, until such time that a draft restatement of the Governing Documents is put to a vote of the membership, and a determination is made as to the approval of the Governing Documents restatement including a new provision regarding Lot mergers and restoration of previously-merged Lots.

All members who have submitted a Lot merger application, including a letter of intent and fee payment, as of March 18, 2023, and received an acknowledgement of acceptance of the proposed lot merger application, will not be subject to the moratorium and will be allowed to proceed with the Lot merger process to completion.

Any Member who has not completed the Lot merger application process including the submittal of a letter of intent or merger fee payment, or has not received acknowledgement and acceptance of the proposed Lot merger application from the Association, as of the date of adoption of this Resolution by the Board of Directors, will be subject to the Lot merger moratorium and will not be allowed to merge their lots at this time.

The adoption of this Resolution suspends PML Board Resolution #90.05, Merging of PML Lots, and the current Pine Mountain Lake Association Merging of Lots policies, until such time as the new restatement of the PMLA Governing Documents have been put to a vote of the membership.

Respectfully submitted,



Chuck Obeso-Bradley, Secretary