

BYLAWS ADDITION

Dated July 21, 2010

Clarifying The Links At Skyland Declaration, Article 9, Insurance:

The Links Homeowners Association (HOA) policy coverage includes:

1. All building structures (interior and perimeter walls and floors, partitions, ceilings, doors, windows) to 1" of sheetrock which includes sheetrock, tape and texture, basic paint only (no faux or plaster), electrical wiring and plugs/switches, recessed lighting, basic attached lighting fixtures, baseboards, trim, all interior and exterior doors, plumbing, permanently attached exterior light fixtures, decks, garage door and opener.
2. Flooring (carpet, natural stone, hardwood, or tile).
3. All kitchen, bath, laundry/utility, garage, living area attached built-in cabinets, hardware, and countertops (laminated/tile/natural stone), and any attached under-counter lighting.
4. All kitchen, bath, laundry/utility, garage plumbing fixtures for sinks, showers, and bathtubs.
5. Complete boiler system (including interior heat vent fixtures and thermostats).
6. Kitchen attached appliances (built-in cook top and oven/or complete range, vent hood, dishwasher).

Individual Homeowners policies should cover:

1. Anything easily removable—furniture and furnishings, rugs, decorative items, paintings, refrigerator, washer and dryer.
2. All window treatments and coverings.
3. All upgraded attached lighting fixtures—chandeliers, ceiling fans, wall sconces.
4. All personal items and collectibles
5. All electronic equipment, computers, tools, televisions, stereo equipment, surround-sound.
6. All improvements made to the structure, interior finishes, or additional living or deck space after June, 2010.

The foregoing addition was unanimously adopted by the Board of Directors at the regular meeting July 21, 2010.

Anne Gray
President