

3675476

EXHIBIT B-1

AMENDMENTS  
TO

BYLAWS OF WALLACE LANE CONDOMINIUMS  
A CONDOMINIUM PROJECT

2501  
RECORDED  
Byron & McNeung  
Sgtm. Williams  
2501 E Broadway  
Suite 150  
SEC 84111

THESE AMENDMENTS to the Bylaws of the Wallace Lane Condominiums are made pursuant to the Utah Condominium Ownership Act and pursuant to the condominium Declaration and Bylaws for Wallace Lane Condominiums which have previously been duly executed and recorded.

NOW, THEREFORE, for such purposes, the undersigned, constituting the consent of not less than 66.66 per cent of the undivided ownership interest and a majority of the Management Committee, adopt the following as an amendment to the Bylaws.

ARTICLE XII

RULES AND REGULATIONS

1. Each unit owner shall keep his unit in a good state of preservation and cleanliness. He shall not allow anything whatever to fall from the windows or doors of the premises, nor shall he sweep or throw from the premises any dirt or other substance into any of the buildings or upon the grounds. Refuse shall be placed in containers in such manner and at such times and places as the Management Committee or its agent may direct.

2. The sidewalks, entrances, vestibules, stairways and landings, if any there be, must not be obstructed or encumbered or used for any purpose other than ingress and egress to and from the units.

3. Unit owners shall not cause or permit any disturbing noises or objectionable odors to be produced upon or to emanate from their units.

4. Unit owners shall not permit or keep in their unit any inflammable, combustible or explosive material, or chemical substance, except such products as are required in the normal course of household use.

5. Water closets and other water apparatus in the buildings shall not be used for any purpose other than those for which they were designed. Any damage resulting from misuse of any water closets or other apparatus in a unit shall be repaired and paid for by the owner of such unit or the owners of such limited common areas.

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6. No sign, advertisement, notice or other unsightly materials shall be exhibited, inscribed, painted or affixed by any unit owner on any part of the outside of the demised premises or building, hung from windows or placed on window sills, without the prior written consent of the Management Committee.

7. No awnings, radio or television aerials or other projections shall be attached to the outside walls of the building, and no blinds, shades or screens shall be attached to, hung or used on the exterior of any window or door of the demised premises, without the prior consent of the Management Committee.

8. No animals of any kind shall be kept or harbored in the premises except with the written consent of all members of the Management Committee. In no event shall any dog be permitted in any portion of the building unless carried or on a leash, or in any grass or garden plot under any circumstances except with the written consent of all member of the Management Committee.

9. No vehicle belonging to a unit owner or to an employee, client or visitor of a unit owner shall be parked in such manner as to impede or prevent ready access to any entrance to or exit from the building or parking lots by any other vehicle.

10. The Management Committee or its designee shall have the right of access to any unit for the purpose of making inspections, repairs, replacements or improvements, or to remedy certain conditions which would result in damage to other portions of the building. In the event it finds vermin, insects or other pests, it may take such measures as it deems necessary to control or exterminate the same.

11. Complaints regarding the services provided by the Management Committee, its agents or employees shall be made in writing to the Management Committee, or its agent.

12. These rules and regulations may be added to, amended or repealed at any time by resolution of the Management Committee.

13. Leasing of a unit by the unit owner requires the written consent of the Management Committee.

14. No flowers, shrubs, vines, or any type of landscaping may be planted on the grounds without consent of the Management Committee or its agents.

15. Violations of any of the declarants or rules and regulations shall be treated as follows:

1st Offense: Warning letter from the Management Committee or its agents.

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