

ADDENDUM*
TO THE
DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS
FOR FAIRVIEW CHASE SUBDIVISION

ARTICLE III
MEMBERSHIP AND VOTING RIGHTS

Section 1. Membership.

(a) Association Board. The Association Board shall consist of four officers. President, Vice President, Secretary and Treasurer. As well as up to three Board appointed Members at Large to act on the boards behalf and serve on the Architectural Review Committee.

(b) Association Board Term and Election. The term length for elected Board members will be 2 years. Term years will begin and end to coincide with the HOA fiscal year beginning July 1st and ending June 30th. Elections will be held every 2 years in May. Notification of pending election to commence no later than January of election year, followed by Announcement of Candidates (both incumbent and hopefuls) no later than March.

(c) Board Participation. In addition to the above 2 year commitment, the elected Board and Members at Large must attend 80% of scheduled meetings. By approved vote of the membership (2012-2013) the association board will receive a 50 percent reduction of of the annual assessment in recognition of the time, effort & expense incurred.

(d) Background Checks. All newly elected Board Members are subject a background check. This is strictly an attempt to protect the Community and it's assets from any potential legal or financial liability. The results of any background check are to remain private, any negative report will be shared only with the elected member and the other current board members for discussion and determination.

ARTICLE XI
USE RESTRICTIONS

Section 5. Nuisances.

(a) Smoking. By approved vote of the membership (2014-2015). All Smoking will be prohibited within the Pool Enclosure, continuing within 15 feet of the pool perimeter fence and entryway. As a result of the passing of this restriction, the creation of a smoking area outside the fifteen foot buffer zone has been approved.

*This Addendum is in addition to the Fairview Chase HOA Covenants and Restrictions, filed with Greenville County 11/17/2006 and does not alter any of the existing covenants, conditions, and restrictions.

**ADDENDUM
TO THE
DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS
FOR FAIRVIEW CHASE SUBDIVISION**

Signed in the presence of:

Joel S. Naylor

Witness # 1

JOEL S. NAYLOR

Print Name

Charles E. Twilley

Witness # 2

Charles E. Twilley

Print Name

Association Board Member:

Fairview Chase Homeowners' Association, Inc

By: *Robert J. Carroll*

Name: *ROBERT J. CARROLL*

Title: *MEMBER - PRESIDENT*

Date Executed: *6.15.15*

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

I, *Linda K. Twilley*, a Notary Public for South Carolina, do hereby certify that the above appointed representative of Fairview Chase Homeowners' Association, Inc., personally appeared before me this day and acknowledged the due execution of the foregoing instrument this *15th* day of June, 2015.

Linda K. Twilley
Notary Public

My Commission Expires: 5/29/2023