

RESOLUTION NO. 2024-01

**TWIN RIVERS HOMEOWNERS ASSOCIATION
AS TRUSTEE FOR THE TWIN RIVERS COMMUNITY TRUST**

AMENDED ELECTRIC VEHICLE CHARGING STATION

WHEREAS, the By-laws of the Twin Rivers Homeowners Association, as Trustee for the Twin Rivers Community Trust, ("Twin Rivers") govern the operation of the Association, has determined that in accordance with the changing environmental issues, the demand for electronic charging stations within the Twin Rivers community; and

WHEREAS, Twin Rivers is governed by the Twin Rivers Indenture, Declaration of Restrictions and Reservation of Easements, By-Laws and Certificate of Incorporation which were created and adopted in 1969 when the community was developed and continued to be the acting governing documents of the community, and

WHEREAS, the Twin Rivers Indenture indicates the intention of the Indenture is to create a means to own, manage, operate, maintain the open space in the development know as Twin Rivers located in the Township of East Windsor; and, Mercer County, New Jersey and the Indenture further indicates that the Twin Rivers Trustee is to be given the greatest possible flexibility in management of the Trust property consistent with the widest possible powers; and

WHEREAS Twin Rivers is responsible for the management of the common areas and has certain restriction for the use of the private properties; and

WHEREAS, the Board of Directors has adopted an electric vehicle charging station standard known as Architectural Control Standards S/32 which includes station standards, indemnification and hold harmless provisions;

NOW, THEREFORE, BE IT RESOLVED, that the Twin Rivers Homeowners Association, as Trustee for the Twin Rivers Community Trust, pursuant to the authority and power conferred upon it by the Trust Indenture and all the governing documents, adopts as follows: Please see attached **ELECTRIC VEHICLE CHARGING STATION STANDARDS** and **INDEMNIFICATION (HOLD HARMLESS)**.

BE IT FURTHER RESOLVED that the charging of any vehicle or similar in a way that does not conform to Architectural Standard S/32 may subject residence to a fine of \$100 for each occurrence and potential legal action by the Homeowners Association's attorney.

BE IT FURTHER RESOLVED that this Resolution supersedes and replaces any prior Resolution referencing this subject matter.

BE IT FURTHER RESOLVED that the printing of this Resolution in its entirety in the community newsletter publication, "Twin Rivers Spotlight," and on the Twin Rivers Community website constitutes proper notice.

Duly approved by the Board of Directors
at their meeting of January 11 , 2024.

Attest:

Julian Best, Secretary