

**RETURNED**

**AUG 28 2020**

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RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
08/28/2020 09:29 AM  
FEE \$74.00 Page 3  
DEP RTT REC'D FOR RIVERSIDE PLACE  
HOA

**SUPPLEMENTAL DECLARATION OF COVENANTS, CONDITIONS AND  
RESTRICTIONS OF RIVERSIDE PLACE SUBDIVISION**

**KNOW ALL PERSONS BY THESE PRESENTS:**

WHEREAS, the CC&Rs governing Riverside Place Subdivision, a Master Community ("Riverside Place") were recorded as Riverside Place Subdivision, as Entry No. 3105536, Records of Davis County, Utah; and

WHEREAS, it is necessary and desirable that the Declaration of Covenants, Conditions and Restrictions be supplemented;

NOW THEREFORE, pursuant to a motion presented and duly carried and approved by a majority vote of a quorum of 77% of the Owners by way of ballot vote on the 24<sup>th</sup> day of July, 2020, and in consideration of the promises, agreements, and considerations, herein contained, IT IS HEREBY AGREED that the following Declaration of Covenants, Conditions and Restrictions shall be, and the same are, hereby amended as follows:

Article XI Section 11.12 Recreational Vehicles, is amended in its entirety as follows:

**Article XI Section 11.12**  
**Recreational Vehicles**

**11.12 Recreational Vehicles** All boats, campers, trailers, and recreational vehicles shall be permitted within the Association if stored within a unit garage, enclosure or on the side of the unit behind the front of the Dwelling, preferably behind closed fence lines for minimal visibility and approved by the ACC. Temporary parking in driveway or roadways (city ordinances to be followed) are not to exceed seventy-two (72) hours for loading/unloading purposes. No motor/recreational vehicle of any kind shall be repaired, constructed or reconstructed upon any Lot, or other Common Areas, except that these restrictions shall not apply to emergency repairs to vehicles or repairs being made in enclosed garages. The Association reserves the right to adopt Rules relating to the parking of vehicles within the Project including, without limitation: (1) the right to immediately remove or cause to be removed any vehicles that are improperly parked, (2) restrictions on the time period and duration that any guest or visitor parking may be utilized, (3) restrictions or bans on vehicles without Department of Transportation complaint mufflers and exhaust systems, and (4) the assessment of fines to Owners and occupants who violate such Rules.

These Supplemental Declaration of Covenants, Conditions and Restrictions incorporate herein by reference, to the extent not inconsistent, the terms and conditions of the CC&Rs and all terms thereof shall be binding upon Riverside Place Subdivision.

These Supplemental CC&Rs and every provision hereof shall take effect upon recording.

IN WITNESS WHEREOF, the undersigned has executed these Supplemental Bylaws the 27<sup>th</sup> day of July, 2020.

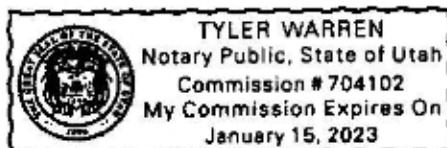
RIVERSIDE PLACE SUBDIVISION  
By: Scott Heagy

Board Position: President

Scott Heagy  
(Print Name)

STATE OF Utah  
COUNTY OF Davis

On this 27<sup>th</sup> day of July, 2020, personally appeared before me Scott Heagy, known to me to be the President of Riverside Place Subdivision., and known to me to be the person who executed the within instrument on behalf of said entity.



NOTARY PUBLIC

**Legal Description of Lots at Riverside Place Subdivision, a Master Community**

**All of Lot 1-R, Riverside Place Phase 1 Subdivision. Cont. 0.17300 Acres.  
Serial No. 13-322-0001**

**All of Lot 201-R through Lot 226-R, Riverside Place Phase 2 Subdivision.  
Serial Nos. 13-323**

00-0077-5367  
00-0077-5366  
00-0077-5365  
00-0077-5364  
00-0077-5363  
00-0080-4912  
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