

**RESOLUTION OF THE BOARD OF DIRECTORS OF WILLOW SPRINGS  
HOMEOWNERS ASSOCIATION, INC.**

**ARCHITECTURAL CONTROL**

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**WHEREAS**, the Declaration of Covenants, Restrictions and Easements for Willow Springs (“Master Declaration”) was recorded on December 28, 1978 in Deed Book 7138, Page 248, *et seq.*, Fulton County, Georgia records, as amended; and

**WHEREAS**, the Amended and Restated Declaration of Protective Covenants and Restrictions for the Terraces at Willow Springs (“Declaration”) was recorded on March 7, 2008 in Deed Book 46411, Page 642, *et seq.*, Fulton County, Georgia records; and

**WHEREAS**, Article V of the Master Declaration requires the Willow Springs Homeowners Association, Inc. (“Master Association”), acting through its Architectural Control Committee (“MAACC”), to ensure that there shall be no exterior modifications on any Lot unless all plans and specifications for such modifications have been submitted to and approved in writing by the MAACC; and

**WHEREAS**, Article V, Section 5.01 and Article X Section 10.03 of the Declaration provides that The Terraces at Willow Springs Homeowners Association, Inc. (“Association”), acting through its Board of Directors or Architectural Committee, shall ensure that no owner within The Terraces at Willow Springs shall engage in any installation, construction, alteration or other exterior modification of such owner’s home without the approval of the Association and the MAACC; and

**WHEREAS**, The Association desires to assign its exclusive right to approve applications for exterior modifications on any Lot located within The Terraces at Willow Springs, subject to the provisions hereof;

**NOW, THEREFORE**, the Board of Directors of the Willow Springs Homeowners Association, Inc. hereby sets forth and adopts the following resolution regarding architectural control within The Terraces at Willow Springs.

1.

All applications for exterior modifications within The Terraces at Willow Springs shall require only the written approval of The Terraces’ Board of Directors or Architectural Control Committee, without the need for any further approval by the MAACC. All such applications shall be reviewed, interpreted and construed in accordance with the terms and provisions of the Master Declaration.

2.

Notwithstanding the Master Association's assignment of its exclusive right to approve applications for exterior modifications within The Terraces at Willow Springs, this assignment shall not operate in any manner to affect, surrender or relinquish any other powers or privileges afforded to the Master Association or the MAACC pursuant to the Master Declaration.

3.

All applications for exterior modification of lots within The Terraces at Willow Springs that are submitted to the Association shall be in accordance with the terms and provisions of the Master Declaration, and any and all design standards for the Master Association that may be created from time to time.

4.

Furthermore, all applications for exterior modification of lots within The Terraces at Willow Springs that are submitted to the Association which involve (i) a combination or subdivision of lots, (ii) changes in property lines, (iii) the demolition of existing structures, (iv) the complete reconstruction of any structures, or (v) any other similar type of modification, shall require the prior approval of the MAACC.

5.

This assignment may be revoked at any time by the Master Association.

**RESOLVED AND ADOPTED** by the Board of Directors of the Willow Springs Homeowners Association, Inc., this \_\_\_\_ day of \_\_\_\_\_, 2009.

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Director

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Director

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Director

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Director

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Director