

## **AMENDMENTS TO SPECIAL COVENANTS OF SKYLAND RIVER NEIGHBORHOOD**

1. **RECITALS**. The following recitals apply to these Amendments to Special Covenants of Skyland River Neighborhood.

1.1 Special Covenants of Skyland River Neighborhood ("Special Covenants") were recorded in the Gunnison County, Colorado records on January 3, 1997 as Reception No. 473134.

1.2 Section 11.2 of the Special Covenants provide for amendment "upon the written consent by the Owners of 75% or more of the Lots and Units in Skyland River Neighborhood and by the Board of Directors of the Skyland Community Association."

2. **AMENDMENT TO SECTION 2.26**. Section 2.26 is modified to read as follows:

**Section 2.26 "Quadraplex Lot"** shall mean a Lot so designated within Skyland River Neighborhood which shall be used solely for two, three or four Single-Family Residential Units with one Garage for each Unit and one additional parking space for each Unit.

3. **AMENDMENT TO SECTION 2.27**. Section 2.27 is modified to read as follows:

**Section 2.27 "Quadraplex Lot - Rental"** shall mean a Quadraplex Lot within Skyland River Neighborhood designated for Tenant occupancy which shall be used solely for two, three or four Single-Family Residential Units, with two parking spaces for each Unit, and a storage area for each unit.

4. **AMENDMENT TO SECTION 7.1**. Section 7.1 is modified to read as follows:

**Section 7.1 Dogs**. Dogs are prohibited from Triplex Lots and Quadraplex Lots. The Owner of a Lot and the Owner of a Unit within a Duplex Lot may keep and maintain one dog subject to the following conditions:

7.1.1 Any dog shall be confined to the Lot or Unit or attached to a leash or other suitable control device.



The foregoing Amendments to Special Covenants of Skyland River Neighborhood were acknowledged before me this 13<sup>th</sup> day of June, 2002 by Jim Zid as President of Skyland Community Association, a Colorado non-profit corporation.

Witness my hand and official seal.

My commission expires:

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Notary Public