

**POWER RANCH COMMUNITY ASSOCIATION
RESOLUTION OF THE BOARD OF DIRECTORS**

Drone Resolution and Policy

WHEREAS, the Power Ranch Community Association, Inc. ("Association") is governed by the Declaration of Covenants, Conditions, Restriction, Assessments, Charges, Servitudes, Liens, Reservations and Easements for Power Ranch ("Declaration"), recorded at No. 99-0916566, in the office of the Maricopa County Recorder, as amended from time to time as well as the Bylaws of Power Ranch Community Association, Inc. ("Bylaws");

WHEREAS, Article 3, Section 3.9.1(7) of the Bylaws authorizes the Board to adopt and publish rules and regulations governing the use of the Common Area and facilities, and the personal conduct of the Members and their guests, lessees, invitees and family members thereon, and establish penalties for the infraction of such rules and regulations;

WHEREAS, the Board of Directors is concerned with the impact on safety and privacy presented by the use of drones in the Power Ranch community, as well as the potential for drones to create a nuisance for residents of the community;

NOW, THEREFORE, the Board of Directors hereby adopts this Drone Resolution and Policy and makes it part of the Power Ranch Community Association Rules and Regulations, in order to restrict the use of drones in the community.

1. The use of any Model Aircraft, as that term is defined in Section 336(c) of the FAA Modernization and Reform Act of 2012, or any small unmanned aircraft system (UAS) that is governed by Federal Aviation Administration (FAA) rules now or hereafter in effect (collectively, "Drones") and the operator of a Drone (the "Drone Operator") within the Association are governed by this Drone Resolution and Policy.
2. Drone Operators operating Drones within the Association are solely responsible for ensuring their own compliance with all federal, state and local laws, regulations, and rules including but not limited to ensuring that all Drones do not operate over 400 feet above ground level, remain within the Drone Operator's line of sight, are not operated remotely, are flown safely, and are registered as required.
3. Use of a Drone for nuisance and unlawful purposes within the Association including but not limited to voyeuristic purposes is expressly prohibited.
4. Due to the potential for injury to persons, pets, real property and personal property, operation of Drones within the Common Area is strongly discouraged. Notwithstanding the foregoing, the operation of Drones less than 200 feet above ground level of Common Area is prohibited.

5. The operation of Drones over or within 25 feet horizontally of unprotected persons and pets (that are not involved with operation of the Drone and who have not expressly consented to said Drone operation) and Association improvements is prohibited.
6. Drone Operators are encouraged not to utilize Drones within the Association prior to dawn and after dusk due to the potential for Drone noise to be a nuisance. The Board reserves the right to determine whether the noise from a Drone is a nuisance.
7. A Drone may not be operated over any Lot except for the Lot where the Drone Operator currently resides, without the express permission of the non-Drone Operators Lot's Owners and residents.
8. Drone Operators are personally responsible for any and all legal claims related to their use of a Drone within the Association including but not limited to trespass to property claims, nuisance claims, injury to persons and claims alleging damage to personal property (including pets) and real property.
9. Drone Operators operating Drones within the Association are encouraged to obtain insurance that covers, at a minimum, injuries to persons, pets, real property and personal property.
10. The Board of Directors shall have the authority to enforce the provisions of this Drone Resolution and Policy in any manner provided by the Association's governing documents and applicable law.

This Drone Resolution and Policy was adopted by the Board of Directors at a Board meeting held on October 23, 2017 and shall form part of the Association Rules.

Power Ranch Community Association
An Arizona nonprofit corporation

By: 
President, Power Ranch Community Association, Inc.

By: 
Secretary, Power Ranch Community Association, Inc.