

HOUSE RULES

NINA DUNN HOUSING DEVELOPMENT FUND CORP.

NOTE: ALL REFERENCES TO "SHAREHOLDER" IN THESE HOUSE RULES ALSO APPLY TO THE FAMILY, GUESTS AND SUBTENANTS OF THE SHAREHOLDER.)

- 1) The public halls and stairways of the building shall not be obstructed or used for any purpose other than entrance to and exit from the apartments in the building, and the fire escapes shall not be obstructed in any way.
- 2) Children shall not play in the public halls, courts, stairways, fire escapes or elevators and shall not be permitted on the roof unless accompanied by a responsible adult.
- 3) No public hall above the ground floor of the building shall be decorated or furnished by any Shareholder in any manner without the prior consent of all the Shareholders on that floor. If there is disagreement among Shareholders or a question about the decoration or furnishing of the ground floor, the Board of Directors shall decide.
- 4) No article shall be placed in the halls or on the staircase landing or fire towers, nor shall anything be hung or shaken from the doors, windows, terraces or balconies or placed upon the window sills of the building.
- 5) No baby carriages, bicycles, scooters or similar vehicles shall be stored in a passenger elevator nor shall any of the above-mentioned vehicles be allowed to stand in the public halls, passageways, or courts of the building.
- 6) Awnings, or window air-conditioning units, washing machines, dishwashers, or dryers may not be used in or about the building except as shall have been expressly approved by the Corporation. No objects shall be projected out of any window of the building without express approval by the Corporation.
- 7) No sign, notice, advertisement or illumination shall be written on or hung in or any window or other part of the building, except as has been approved in writing by the Corporation or its managing agent.
- 8) No radio or television antenna shall be attached to or hung from the exterior of the building without the prior written approval of the Corporation.
- 9) No Shareholder shall make or permit any disturbing noises in the building or do or permit anything to be done there in which will interfere with the rights, comfort or convenience of other Shareholders. No Shareholder shall play or allow to be played musical instruments or permit to be played a phonograph or

HOUSE RULES

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a radio or television in a loud manner between the hours of eleven o'clock p.m. and eight o'clock a.m. the next morning to disturb or annoy other occupants of the building. No construction or repair work or other installation involving noise shall be conducted in any apartment except on weekdays (not including legal holidays) and only between the hours of 8:30 a.m. and 5:00 p.m.

- 10) If there is a garage in the building, the Shareholder will abide by all arrangements made by the Corporation with the garage operator about the garage and the driveways thereto.
- 11) Garbage and refuse from the apartments shall be disposed of only at such times and in such manner as the superintendent or the managing agent of the building may direct.
- 12) Toilets and other plumbing fixtures in the building shall not be used for any purposes other than those for which they were constructed, nor shall any sweepings, rubbish, rags or any other articles be thrown into toilets. The cost of repairing any damage resulting from misuse of any toilets or other plumbing fixtures shall be paid for by the Shareholder responsible for the damage.
- 13) No Shareholder shall send any employee of the Corporation out of the building on any private business of a Shareholder.
- 14) Birds or animals may be kept in an apartment unless they are, in each instance, expressly disapproved in writing by the Corporation. In no event shall dogs be permitted on elevators or in any of the public portions of the building unless carried or on leash.
- 15) No vehicle belonging to a Shareholder or to a member of the family or guest, roommate, subtenant or employee of a Shareholder shall be parked in such a manner as to impede or prevent ready access to any entrance of the building by another vehicle.
- 16) The Shareholder shall use the available laundry facilities, if any, only upon such days and during such hours as the Corporation may designate.
- 17) The Corporation shall have the right from time to time to curtail or relocate any space devoted to storage or laundry purposes.
- 18) Complaints regarding the service of the building shall be made in writing to the Corporation or its managing agent.

HOUSE RULES

NINA DUNN HOUSING DEVELOPMENT FUND CORP.

- 19) The Corporation may revoke at any time any consent or approval which it has given under these House Rules.
- 20) Shareholder shall observe all rules about the security of the building and its residents which the board of directors approves and issues in writing to the Shareholders.