Doc ID: 026317110003 Type: GEN Kind: CONDOMINIUM AMEND Recorded: 06/03/2016 at 11:36:23 AM Fee Amt: \$17.00 Page 1 of 3 Johnson County Iowa Kim Painter County Recorder

BK5512 №940-942

# SIXTH AMENDMENT TO DECLARATION OF SUBMISSION OF PROPERTY TO HORIZONTAL PROPERTY REGIME PURSUANT TO CHAPTER 499B OF THE CODE OF IOWA FOR GATEWAY COMMERCIAL CONDOMINIUMS JOHNSON COUNTY, IOWA

### Preparer Information:

Timothy S. Grady 222 S. Linn Street P.O.Box 2447 Iowa City, Iowa 52244-2447 Telephone: (319)338-7551

## Taxpayer Information:

Gateway Commercial Condominiums Owners Association 3595 Perch Drive Iowa City, IA 52240

### Return Document To:

Timothy S. Grady 222 S. Linn Street P.O.Box 2447 Iowa City, IA 52244-2447

Gateway Commercial Condominiums Owners Association

### Grantee:

Gateway Commercial Condominiums Owners Association

Lot 2, Gateway First Addition, Johnson County, Legal Description: Iowa, recorded in Plat Book 37, Page 326, Plat Records of Johnson County, Iowa.

## SIXTH AMENDMENT TO DECLARATION OF SUBMISSION OF PROPERTY TO HORIZONTAL PROPERTY REGIME PURSUANT TO CHAPTER 499B OF THE CODE OF IOWA FOR

## GATEWAY COMMERICAL CONDOMINIUMS

- 1. The condominium regime known as Gateway Commercial Condominiums is located on the following described real estate situated in Johnson County, Iowa, to wit:
  - Lot 2 of Gateway First Addition, Johnson County, Iowa as recorded in Plat Book 37, Page 326, Plat Records of Johnson County, Iowa.
- 2. The Declaration of Gateway Commercial Condominiums as previously amended is hereby further amended by adding the following new Article XIII thereto:

## ARTICLE XIII. Regulation of Wastewater System

The wastewater system for Gateway Commercial Condominiums is regulated and licensed by the Iowa Department of Natural Resources. The permit issued to the Association contains the following requirement:

Gateway Commercial Condominium Association is required to submit a complete list of all businesses that discharged domestic or industrial waste to the wastewater treatment facility on an annual basis. The list must also include the nature of the business or any potential pollutants used by the business.

Therefore, on an annual basis, the Association will mail out an Annual Survey of Businesses to each Unit Owner as required by the Iowa Department of Natural Resources, setting forth the date by which said survey will need to be fully and accurately completed to the best of the Unit Owner's knowledge and belief, signed by the Unit Owner, and returned to the Association [generally thirty (30) days from the date of mailing].

If a Unit Owner does not timely fully and accurately complete said survey, sign it representing that it has been

completed to best of the Unit Owner's knowledge and belief, and return said survey, the Association shall mail out another Notice to said Unit Owner and post said Notice on the main door of the applicable Unit(s) informing the Unit Owner that the Association may discontinue water service to Owner's Unit(s) if said survey is not fully and accurately completed, signed by the Unit Owner representing that it has been completed to the best of the Unit Owner's knowledge and belief, and returned to the Association within thirty (30) days after written notice of said potential discontinuation of water service is deposited in the United States mail to the Owner's last known address and posted to the main door to the applicable unit(s). If water services are discontinued as set forth above, the survey must completed and signed as set forth above and returned to the Association, plus the Unit Owner must pay a reconnection fee of \$100.00 before service is resumed.

3. The above-referenced Amendments to the Declaration were adopted, pursuant to Article XII of the Declaration, as previously amended, by an affirmative vote of at least 50% of all owners entitled to vote.

~1. -

DATED this	15	day of	May	_, 2016.
			GATEWAY COMMERCIAL OWNERS ASSOCIATION	CONDOMINIUMS
			By: Mark Wagner, An	resident
STATE OF IOWA	)	ss:		
COUNTY OF JOHNSON	)			

This instrument was acknowledged before me on the <u>A5Hh</u> day of <u>May</u>, 2016, by Mark Wagner as President of Gateway Commercial Condominiums Owners Association.



Notary Public, State of Iowa