

WASHINGTON PARK INDUSTRIAL CONDOMINIUM
UNIT FRONT WALL SIGN POLICY

Each condominium unit may have one sign mounted on the front wall that complies with the following policy details. Each unit owner may decide to have a front wall sign or to not have a front wall sign.

The cost of producing and mounting the unit front wall sign will be charged to the condominium unit that indicates a desire to have an exterior sign on the front wall of that unit.

Unit owners that decide to have no sign but have old deteriorated mounting boards or holes in the brick veneer shall be charged the cost of repairing the old sign damage to the brick wall. If the old mounting board is in good condition, a blank sign will be installed.

1. Only legal business names or business trade names of the unit owners or tenants shall be placed on each sign. Business logos, mottos, slogans, hours of operation or other words shall not be placed on the sign.

The business names may be placed on one, two or three lines or rows on each sign.

2. The size of each sign shall be 12" high x 18" wide.
3. Each sign shall be located 2" to 4" below the four digit address of each unit and centered below this address unless an obstruction, such as an electric meter, requires a location adjustment acceptable to the Board of Directors.
4. Each 12" x 18" sign shall be mounted with four non corrosive brass screws at the sign corners. Secure each sign to 3/4" thick wood or PVC board strips that are at least 3.5" wide or to 3/4" thick exterior grade plywood sized 12" high x 18" wide. Prime and paint each wood mounting board. And attach it to the front brick veneer wall with drilled anchors such as Tap Con screws or lead anchors and screws.
5. Each sign shall be made of 1/8" thick plastic with a bronze or gold background color and recessed black lettering. Use a Nomark Metals brand, Outdoor Weatherable Metal brand or similar plastic sign.
6. The sign lettering shall have a Times Roman font with the height of the letters between 1" to 2 1/2" high. The names on each sign may have all capitals or a combination of the first letter being a capital letter and the remaining letters being lower case letters in each word of the business name.

The letters will be professionally height sized and spaced to fit in a manner considered appropriate to the Board of Directors.

Approved this 18TH day of MARCH, 2010

Victor D. Hare 3-18-10
Secretary date

[Signature] 3-18-2010
President Date