

RESOLUTION 01.08.20 BY UNANIMOUS CONSENT OF THE BOARD OF DIRECTORS

HOLIDAY ACRES PROPERTY OWNERS ASSOCIATION

A COLORADO NONPROFIT CORPORATION


WHEREAS, pursuant to Section 3 of Article IV of the Bylaws of the Holiday Acres Property Owners Association, Inc., "the Board of Directors shall have the powers and duties necessary for the administration of the affairs of the Association" including but not limited to "adopt[ing] such rules and regulations for the conduct of their meetings and the management of the Association"; and WHEREAS, the Board of Directors of the Holiday Acres Property Owners Association, Inc., have determined that it is in the best interest of the Association to adopt the CCIOA Governance Policies attached hereto. THEREFORE IT IS THEREBY RESOLVED by the Board of Directors of the Holiday Acres Property Owners Association, Inc. that:

1. RESOLVED, as required by the Colorado Common Interest Ownership Act C.R.S. § 38-33.3-209.5, that the Directors hereby adopt the following nine (9) responsible governance policies and procedures concerning (i) collection of unpaid assessments, (ii) handling of conflicts of interest involving board members, (iii) conduct of meetings, (iv) enforcement of covenants and rules, (v) inspection and copying of Association records, (vi) investment of reserve funds, (vii) procedure for the adoption and amendment of policies, procedures and rules, (viii) procedures for addressing disputes arising between the Association and owners, and (ix) preparation of a reserve study, all of which Policies and Procedures are attached hereto and incorporated herein by this reference, effective immediately; and
2. FURTHER RESOLVED, that the Policies and Procedures shall be posted on the Association website, www.holidayacres.org within ten (10) days after being adopted by the Board, and mailed to any Member upon request; and
3. FURTHER RESOLVED, that a facsimile, telecopy or other reproduction of this Consent may be executed by the Directors and shall be considered valid, binding and effective, for all purposes, and it is further resolved that this Consent may be executed in the multiple counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument; and

IN WITNESS WHEREOF, the undersigned, constituting all the Members of the Board of Directors of the Association, hereby consent to, approve, and adopt the foregoing actions to be effective as of January 8, 2020.




Bryan Looper



Chuck Allen



Linda Lattin



Mike Dallam



Michael Preuit