

**RESOLUTION
OF THE
TANOA AT ELK MEADOW MASTER HOMEOWNERS ASSOCIATION
REGARDING THE ADOPTION AND AMENDMENT OF BOARD
POLICIES, PROCEDURES, AND RULES.**

SUBJECT: Adoption of a policy regarding adoption and amendments to Board of Director's Policies, Procedures, and Rules.

PURPOSE: To establish a procedure by which the Association Board of Directors may adopt and amend certain policies, procedures, and rules.

AUTHORITY: The Master Declaration and Bylaws of the Association, and Colorado law.

EFFECTIVE DATE: February 6, 2007

RESOLUTION:

SB05-100 and SB06-89 mandated that Association Boards adopt Policies and Procedures regarding certain aspects of Association's and Board's operations. From time to time, the Board may find it necessary to adopt additional Responsible Governance Polices, or make amendments to existing Policies. The Board may do so at any time, at it's sole discretion, according to the following provisions.

- No Policy, Procedure, or Rule shall be adopted or amended unless a majority of all Board Members vote in favor of said adoption or amendment.
- In the event a Standing Board consists of an even number of Members and a vote is tied, the Board will collectively select an additional Lot Owner to vote on the matter, and break the tie.
- Votes may be cast in person at a Board Meeting when all Board Members are present, by written vote (including email), or by written proxy.
- Once a Policy, Procedure, or Rule is adopted or Amended by the Board, it shall be noticed to full Association Members via mail or email, and become effective immediately.

**PRESIDENTS
CERTIFICATION:**

The undersigned, being President of the Tanoa at Elk Meadow Master Homeowners Association, a Colorado nonprofit corporation, certifies that the foregoing Resolution was approved by the Board of Directors of the Association, at a duly called and held Meeting of the Board of Directors of the Association on February 6, 2007 and in witness thereof, the undersigned has subscribed his name.

Tanoa at Elk Meadow Master Homeowners Association
a Colorado nonprofit corporation,

By: John J Moore (Current THOA Board President)