

**RESOLUTION
OF THE
CHERRYWOOD II HOME OWNERS ASSOCIATION**

**ADOPTING PROCEEDURES TO COMPLY WITH SENATE BILL 06-089
AND 05-105**

SUBJECT: Adoption of a policy and procedures to comply with the Senate Bills referenced above regarding the HOA duties to Owners, Board members and the Public.

PURPOSE: To facilitate the efficient operation of Owner and Board meeting affording Owners opportunity to provide input and comments on activities of the HOA and to inform the public as required.

AUTHORITY: The Declaration, Bylaws, Articles of Incorporation and Colorado Law.

EFFECTIVE DATE: January 1, 2008

RESOLUTION: The Association hereby adopts the following procedures regarding the operation of the HOA.

1. OWNER MEETINGS

Meetings of the Owners of the Association shall be called pursuant to the Bylaws of the Association, but no less than once per year within 90 days after the end of the fiscal year. Notice shall be sent by postal mail at least 15 days prior to the date of the meeting and shall be posted on the web site. All Owners shall be required to sign in prior to any voting.

Conduct of the meetings shall follow the Roberts Rules of Order as determined by the Chairman who shall be one of the Board members. Each person who wished to speak shall be allowed to do so with a time limit as decided by the Chairman. The chairman may dismiss anyone who is disruptive to the meeting after giving said person notice to quit.

Voting required at the meeting shall be by a show of hands except for the election of new Board members, which shall be done by secrete ballot. Any proxy votes shall be reviewed by Board prior to any vote, to make sure it is a valid proxy per the HOA documents.

2. BOARD MEETINGS

Board meetings shall be posted on the web site at least 15 days prior to the meeting date and shall be open to all Owners. Owners will be given an opportunity to speak on any subject prior to the Boards agenda. The Chairman shall close the Owner input closed after all have had a chance to speak and there will be no

additional Owner input during the Boards regular meeting, unless the majority vote of the Board to reopen Owner input.

3. WEB SITE

The Board hereby wishes to establish a public web site for the purpose of providing information to the Owners and the public in compliance with Senate Bills referenced above. The cost of maintaining the web site shall be an HOA expense. The site name is "www.cherrywood2hoa.com"

4. SUPPLEMENT TO LAW

The provisions of this Resolution shall be in addition to and in supplement of the terms and provisions of the Declaration and the Laws of the State of Colorado.

5. DEVIATIONS

The Board may deviate from the procedures set forth in this Resolution in its sole discretion such deviation is reasonable under the circumstances.

6. AMENDMENT

This policy may be amended at any time by the Board of Directors.

PRESIDENT'S CERTIFICATION:

The undersigned, being the President of the Cherrywood II HOA, Inc. a Colorado Non-profit Corporation, certifies that the following Resolution was adopted by the Board of Directors of the HOA, at a duly called and held meeting of the Owners and Board on this 17 Day of January 2008 and witness thereof, the undersigned has subscribed his/her name.

CHERRYWOOD II HOA, INC
A Colorado nonprofit Corporation

By: 
President