

1 POLICY FOR ADOPTION OF RULES AND POLICIES

1.1 POLICY

The Board of Directors, from time to time, in accordance with the Association's governing documents, may Amend, Adopt or Delete, the Rules and Regulations, Policies and Procedures (collectively "Policy") of the Association with a majority vote from the Board. Any part of governing documents that do not comply with Federal, State and Local law shall not be enforceable.

The Board shall consider the following in drafting a Policy:

1. Whether the governing documents or Colorado law grants the Board the authority to adopt such a Policy;
2. The need for such Policy based upon the scope and importance of the issue and whether the governing documents adequately address the issue;
3. The immediate and long-term impact and implications of the Policy; and
4. Any part of governing documents that do not comply with Federal, State and Local laws shall not be enforceable.

Prior to the adoption of any significant new Policy or Policy revision, Association members shall have an opportunity to review. The change (s) will be available electronically and in the Community Center.

The adoption of every Policy shall be listed on the agenda for the Board meeting prior to adoption by the Board and any Owner who wishes to comment on the proposed Policy shall be afforded such opportunity at the meeting in compliance with Colorado law.

Upon adoption of a Policy, the Policy or notice of such Policy (including the effective date) shall be provided to all Owners by any reasonable method as determined by the sole discretion of the Board, including but not limited to posting on the Association's website.

Policies will be reviewed:

1. When subsequent changes to CCIOA or applicable laws are enacted; or
2. When we are notified of challenges of enforceability of existing policies; or
3. Every three years by the current Board of Directors