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STEARNS COUNTY, MINNESOTA

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RITA LODERMEIER
STEARNS COUNTY RECORDER



FIRST AMENDMENT TO BYLAWS OF
QUARRY WOODS HOME OWNERS' ASSOCIATION, INC.

This First Amendment to the Bylaws of Quarry Woods Home Owners' Association, Inc. ("Amendment") is made effective as of MAY 17, 2019 ("Effective Date").

RECITALS

- A. Bylaws of Quarry Woods Home Owners' Association, Inc. were entered into on April of 2005 in connection with the Quarry Woods Home Owners' Association, Inc., a home owners' association for Quarry Woods, a residential community, St. Cloud, Minnesota, which Declaration of Covenants, Conditions, Easements and Restrictions for Quarry Woods, a Residential Community, St. Cloud, Minnesota, was dated August 2, 2005, and recorded on January 9, 2006, as Document Number 1181882, in the office of the County Recorder, in and for Stearns County, Minnesota.
- B. The Members of the Association have met on December 6, 2018, pursuant to the Bylaws of the Association and have voted to amend the Bylaws as set forth as follows:
 - 1. Amend Section 2.2, Registration of Owners and Occupants, to read as follows:

"2.2 Registration of Owners and Occupants. Each Owner shall register with the Secretary of the Association, in writing, within thirty (30) days after taking title to a Lot, (i) the name and address of the Owners and any Occupants of the Lot; (ii) the nature of such Owner's interest or estate in each Lot owned; (iii) the address at which the Owner desires to receive notice of any meeting of the Owners, if other than the Lot address; (iv) the name and address of the secured party holding the first mortgage on the Lot, if any; (v) the name of the Owner, if there are multiple Owners of the Lot, who shall be authorized to cast the vote with respect to the Lot; and (vi) electronic mail address (email). The Owner shall have a continuing obligation to advise the Association in writing of any changes in the foregoing information."

✓ David Miller
3335 Sherwood Loop, St. Cloud
MN 56301

2. Amend Section 6.2, Term of Office, to read as follows:

“6.2 Term of Office. The terms of office of the members of the Board of Directors shall be three (3) years and shall expire at the appropriate annual meeting of the Owners; provided, that a director shall continue in office until a successor is elected. A number of nominees equal to the number of vacancies, and receiving the greatest numbers of votes, shall be elected, notwithstanding that one or more of them does not receive a majority of the votes cast. A director appointed or elected to fill an uncompleted term shall serve until the natural termination of that term, unless removed in accordance with these Bylaws. There shall be no cumulative voting for directors.”

3. Amend Section 11.1, Notices, to read as follows:

“11.1 Notices. Notwithstanding any provision contained otherwise in these Bylaws, all notices required to be given by or to the Association, the Board of Directors, the Association officers or the Owners or Occupants shall be in writing and shall be effective upon hand delivery, or mailing if properly addressed with postage prepaid and deposited in the United States mail, or by electronic mail (email) except that registrations pursuant to Section 2.2 shall be effective upon receipt by the Association. Any voting or other action that may be required pursuant to the Bylaws may be done by electronic mail (email). Such records and signatures shall be recognized pursuant to Minn. Stat. 317A.015.”

The undersigned hereby executes this First Amendment to Bylaws and certified that they were adopted by approval of the Owners who have authority to cast in excessive of fifty percent (50%) of the total votes of the Association of the Quarry Woods Home Owners' Association, Inc. effective as the date first-above written.

[Signature Pages to Follow]

