

**POLICY  
OF  
THE POINTE AT CASTLE PINES HOMEOWNERS' ASSOCIATION, INC.  
POLICY FOR ADOPTION AND AMENDMENT OF POLICIES, PROCEDURES,  
AND RULES**

**This policy supersedes and replaces all prior policies regarding amendment of policies, procedures and rules.**

**PURPOSE:** The following Policy was adopted by the Board of Directors of The Pointe Homeowners' Association, Inc. (the "Association") pursuant to Colorado law at a regular meeting of the Board.

**AUTHORITY:** The Supplemental Declaration of Covenants, Conditions, Restrictions and Agreements which was recorded in the records of the Douglas County Clerk and Recorder's office on January 22, 2001 at Reception number 01004885 ("Declaration"), Articles of Incorporation, Bylaws of the Association, and Colorado law including §38-33-101 et. seq., §38-33.3-209.5(1)(b)(vii) and 38-33.3-302(1)(a), C.R.S.

**EFFECTIVE:** 1/12/26

**RESOLUTION:**

THEREFORE, IT IS RESOLVED THAT the following procedures shall apply to the Association's policy, procedure and rulemaking authority:

1. The Board of Directors in its sole discretion shall determine if there is an issue affecting the Community for which a policy, procedure, or rule would be beneficial.
2. The Board will investigate and discuss the reasonable approaches to address the issue affecting the Community.
3. Pursuant to § 7-128-401(2)(b), C.R.S., the Board may rely on opinions, information, or statements of its experts in investigating reasonable approaches to address the issue(s) affecting the Community.
4. For purposes of this procedure, the Board will take reasonable steps to avoid adopting a policy, procedure, or rule that is contrary to Federal, State, or local law or the Association's Articles of Incorporation, Bylaws, or Declaration, as well as exercising reasonable care to balance the

Association's interests with the interests of the individual Members of the Community.

5. Once the Board has investigated the issue and discussed the reasonable approaches to address the issue, the Board shall provide notice to the Members of the issue and the proposal(s) to address the issue by policy, procedure, or rule. The adoption of every policy shall be listed on the agenda for the Board meeting prior to adoption by the Board and any Member who wishes to comment on the proposed policy shall be afforded such opportunity at the meeting in compliance with Colorado law.
6. The Board having determined an issue affects the community for which a policy, procedure, or rule would be beneficial, and discussed reasonable approaches to address the issue, may by affirmative vote of the Board adopt such policy, procedure, or rule in the discretion of the Board, by Resolution.
7. The policy, procedure, or rule shall become effective on the effective date established by the Board.
8. Each adopted policy, procedure, or rule may be made available to Members by any one or more of the following methods: publication on the Association's website, if any, with a notification to members of such posting; mailing to the Members via U.S. Mail, postage prepaid, addressed to the address on file with the Association; emailing to the email address on file with the Association; or any other method the Board determines is reasonable. A Member's failure to so receive a copy of the policy, procedure, or rule shall not be a defense to the Association's action to enforce the policy, procedure, or rule.
9. **Definitions.** Unless otherwise defined in this policy, initially capitalized or terms defined in the Declaration shall have the same meaning herein.
10. **Supplement to Law.** The provisions of this policy shall be in addition to and in supplement of the terms and provisions of the Declaration and the law of the State of Colorado governing the community.
11. **Deviations.** The Board may deviate from the procedures set forth in this policy if its sole discretion such deviation is reasonable under the circumstances.
12. **Amendment.** This policy will be reviewed annually and may be amended

from time to time by the Board of Directors.

**PRESIDENT'S  
CERTIFICATION:**

The undersigned, being the President of The Pointe at Castle Pines Homeowners' Association, Inc., certifies that the foregoing Policy was adopted by the Board of Directors of the Association on 1/12/26 and in witness thereof, the undersigned has subscribed their name.

**The Pointe at Castle Pines Homeowners'  
Association, Inc., a Colorado nonprofit corporation**

By:  
Its:

Michael G. Seay  
President

**MICHAEL G. SEAY**