

LOCKE MOUNTAIN RANCH PROPERTY OWNERS ASSOCIATION

INSPECTION OF ASSOCIATION RECORDS

Adopted November 2, 2003

The following resolution has been adopted by the Locke Mountain Ranch Property Owners Association ("Association") pursuant to Colorado Law, at a regular meeting of the Board of Directors.

RECITALS

1. Pursuant to the Revised Non Profit Act, association members have the right to inspect and copy, during regular business hours, any of the records of the nonprofit corporation described in section 7-136-101(5) of the Revised Non Profit Act if the member meets the requirements of section 7-136-102(3).
2. The Board desires to adopt a uniform and systematic procedure for allowing members to inspect and copy said records.

NOW, THEREFORE, BE IT RESOLVED that the Board does hereby adopt the following policy for the inspection of corporate records:

1. The association will keep as permanent records minutes of all meetings of its members and board of directors, a record of all actions taken by the members or board of directors without a meeting, a record of all actions taken by a committee of the board of directors, appropriate accounting records, a record of its members showing number of votes each member is entitled to vote. These records will be maintained in written form or in another form capable of conversion into written form within a reasonable time.

2. Records available for inspection include articles of incorporation; bylaws; resolutions adopted by the board of directors relating to the rights, limitations, and obligations of members; the minutes of all members' meetings for the past three years; written communications within the past three years to members; list of the names and business or home addresses of its current directors and officers; copy of its most recent periodic report; all financial statements for the last three years.

3. Members are entitled to inspect and copy, during regular business hours, at a reasonable location specified by the board of directors the records of the corporation as listed above. Written demand must be given at least five business days before the date on which the member wishes to inspect and copy such records. The member must describe with reasonable particularity the purpose and the records the member desires to inspect. The records must be directly connected with the described purpose.

4. In accordance with section 7-136-105 without consent of the board of directors, a membership list or any part thereof may not be obtained or used by any person for any purpose unrelated to a member's interest as a member. Member lists may not be used to solicit money or property, used for any commercial purpose, or sold to or purchased by any person.

5. In accordance with section 7-127-201(2) member lists prepared in connection with a meeting of the members, the members list shall be available for inspection by any member entitled to vote at the meeting, beginning the earlier of ten days before the meeting for which the list was prepared or two business days after notice of the meeting is given and continuing through the meeting and any adjournment thereof.

6. The association may impose a reasonable charge, covering the costs of labor and material, for copies of any documents provided to the member.

7. At no time may any member request to inspect or make or receive copies of any records deemed confidential.

IN WITNESS WHEREOF, the undersigned have executed this Resolution the 2nd
day of November, 2003.

Locke Mountain Ranch Property Owners Association,
A Colorado non profit corporation

By: _____
Director

By: _____
Director

By: _____
Director

By: _____
Director