

VILLAS AT PROSPECT POINT CONDOMINIUM ASSOCIATION
Mold Policy

This Policy of the Villas at Prospect Point Condominium Association ("Association") is entered into this 8th day of August, 2008, by the Officers of the Association at the direction of the Executive Board ("Board").

WITNESSETH:

WHEREAS, Article VI, Section 6.4 of the By-Laws states that:

"Additional Powers and Responsibilities. In addition to its general powers, the Board of Directors shall have the authority and the responsibility, acting through the Association's officers (subject to any and all limitations upon such powers as set forth in the articles of incorporation or the Act):

9b) to establish, make, amend and enforce compliance with such reasonable rules and regulations as may be necessary or advisable for the operation, use and occupancy of the Premises and for the operation and use of the Common Elements. Such rules and regulations may be adopted and amended by a majority of the directors in attendance at any meeting where a quorum of the Board is present."

NOW, THEREFORE, the following policy is established:

- Testing for mold in a unit is the responsibility of the owner.

IN WITNESS WHEREOF, this Resolution was signed at Dillon, Colorado, on the day and year first above written by the duly authorized Officers of the Association.

VILLAS AT PROSPECT POINT
CONDOMINIUM ASSOCIATION

By: Rob Bullard
President

ATTEST:

By Scott McClain
Secretary