

**Pagosa Lakes Property Owners Association
RESOLUTION 2024-03
OF THE BOARD OF DIRECTORS OF
PAGOSA LAKES PROPERTY OWNERS' ASSOCIATION, INC.
Resolution Revising Project Permit Process, Adding Section 3.1.10.6.**

WHEREAS, The Declaration of Restrictions and Bylaws governing the Pagosa Lakes Property Owners' Association, allow for the implementation of Rules and Regulations for the Association, and require a project application and ECC approval for improvements to a property, and;

WHEREAS, The Declaration of Restrictions, Association Bylaws, Resolutions, Rules and Regulations adopted by the PLPOA Board of Directors are established and enforced for the benefit and protection of all property owners, and;

WHEREAS, There is statutory authority for such enforcement in the State of Colorado Statutes: including C.R.S. 38-33, 3-117 and 302(1)(a)(o)(p)(q);

WHEREAS, House Bill 24-1091 encourages the use of fire-hardened building materials in the construction or maintenance of properties within community associations;

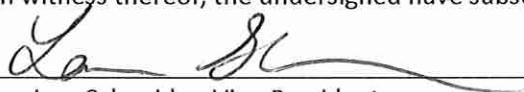
WHEREAS, The Board wishes to update the Project Permit Process to include the use of fire-hardened building materials

THEREFORE, the following addition to the Project Permit Process will consist of adding section 3.1.10.6 as noted below, shall be established:

5.1 Shoreline Improvement Permits

P.P.P. Section 3.1.10.6 (new) – In following Colorado House Bill 24-1091, the PLPOA encourages the installation or use of fire-hardened building materials for construction and/or maintenance if the materials are harmonious in design, dimensions, placement, or appearance with the neighboring properties as approved by the Environmental Control Committee.

PRESIDENT'S AND SECRETARY'S CERTIFICATION: The undersigned, respectfully being the President and Secretary of the Pagosa Lakes Property Owners Association, a Colorado nonprofit corporation, certify that the foregoing Resolution was approved and adopted by the Board of Directors of the Association, at duly called and held meeting of the Board of Directors of the Association on 07/11/2024
And in witness thereof, the undersigned have subscribed their names.

By: 
Lars Schneider, Vice-President

Attest: 
Monty Whitman, Secretary