

Resolution of the Board of Directors of Ventana Metropolitan District Establishing an Architectural and Design Review Committee

Subject: Creation of Ventana Metropolitan District Architectural and Design Review Committee (“Committee”).

Purpose: To confirm the creation of the Committee and provide notice of the Association’s adoption of an Architectural and Design Review Committee Charter creating the Committee for the purpose of providing guidance and recommendations to the Board related to improvements within the District.

Authority: Declaration, Articles, and Bylaws of the District and Colorado law.

Effective Date: _____

Resolution: The District hereby gives notice of adoption of a Resolution approving and ratifying creation of the Committee.

WHEREAS, the Board of Directors of the Ventana Metropolitan District (the “District”) is authorized pursuant to § 32-1-1001, C.R.S. to manage, control, and supervise all business and affairs of the District; and

WHEREAS, pursuant to the terms and conditions of the Declaration of Covenants, Conditions and Restrictions of Ventana Community, recorded in the real property records of the Clerk and Recorder of El Paso County, Colorado, at Reception No. 215086735, on August 11, 2015 (the “Covenants”), the District has the right appoint the Architectural Committee wherein such individuals serving on the Committee are all appointed by the Owners within the community; and

WHEREAS, the Board of Directors desires to establish a standing committee known as the Architectural and Design Review Committee (the “Committee”) to provide guidance and recommendations to the Board related to the review of exterior alterations, improvements, and new construction within the District, and to uphold the District’s Design Guidelines and/or Declaration of Covenants, Conditions, and Restrictions (CCRs); and

WHEREAS, the Board finds that establishing this Committee promotes consistent, equitable, and efficient decision-making aligned with the best interests of the community.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the District hereby establishes the Architectural and Design Review Committee of the Association, effective as of the date of this Resolution.

