

OFFICE OF THE SECRETARY OF STATE
OF THE STATE OF COLORADO

CERTIFICATE OF DOCUMENT FILED

I, Wayne W. Williams, as the Secretary of State of the State of Colorado, hereby certify that, according to the records of this office, the attached document is a true and complete copy of the

Articles of Incorporation

with Document # 20021243556 of
THE VILLAGE AT MONUMENT HOMEOWNERS ASSOCIATION

Colorado Nonprofit Corporation

(Entity ID # 20021243556)

consisting of 4 pages.

This certificate reflects facts established or disclosed by documents delivered to this office on paper through 10/29/2015 that have been posted, and by documents delivered to this office electronically through 10/30/2015 @ 20:40:12.

I have affixed hereto the Great Seal of the State of Colorado and duly generated, executed, and issued this official certificate at Denver, Colorado on 10/30/2015 @ 20:40:12 in accordance with applicable law. This certificate is assigned Confirmation Number 9355986



A handwritten signature in blue ink that reads "Wayne W. Williams".

Secretary of State of the State of Colorado

*****End of Certificate*****
Notice: A certificate issued electronically from the Colorado Secretary of State's Web site is fully and immediately valid and effective. However, as an option, the issuance and validity of a certificate obtained electronically may be established by visiting the Validate a Certificate page of the Secretary of State's Web site, <http://www.sos.state.co.us/biz/CertificateSearchCriteria.do> entering the certificate's confirmation number displayed on the certificate, and following the instructions displayed. Confirming the issuance of a certificate is merely optional and is not necessary to the valid and effective issuance of a certificate. For more information, visit our Web site, <http://www.sos.state.co.us/> click "Businesses, trademarks, trade names" and select "Frequently Asked Questions."

FILED
DINETTA DAVIDSON
COLORADO SECRETARY OF STATE

NONPROFIT

**ARTICLES OF INCORPORATION
OF
THE VILLAGE AT MONUMENT HOMEOWNERS ASSOCIATION
a Colorado Non-Profit Corporation**

20021243556 C
\$ 100.00
SECRETARY OF STATE
09-04-2002 11:00:21

Pursuant to Colorado Revised Statutes § 7-122-102, the undersigned adult natural person, acting as incorporator, hereby establishes a nonprofit corporation pursuant to the Colorado Revised Nonprofit Corporation Act and adopts the following Articles of Incorporation and causes these Articles of Incorporation to be delivered to the Colorado Secretary of State for filing:

ARTICLE I
Name

The entity name of the non-profit corporation is: The Village at Monument Homeowners Association (the "Association").

ARTICLE II
Initial Principal Office

The address of the initial principal office of the non-profit corporation is 240 Roxbury Circle, Colorado Springs, Colorado 80906.

ARTICLE III
Registered Agent and Registered Office

The name and business address of the initial registered agent for service of process on the non-profit corporation in the State of Colorado are John B. Wiepking, 240 Roxbury Circle, Colorado Springs, Colorado 80906.

ARTICLE IV
Membership and Voting

- (a) The Association shall have voting members as provided in the Declaration and the Bylaws of the Association.
- (b) Cumulative voting shall not be allowed in the election of directors or otherwise.

ARTICLE V
Distribution of Assets on Dissolution

The provisions not inconsistent with law regarding distribution of assets are as follows:

Upon final dissolution of the Association, any corporate assets remaining after the payment of all debts will be distributed to its Members according to their pro rata interest and obligations.

ARTICLE VI
Duration

The Association shall have perpetual existence.



ARTICLE VII
Purposes

The purposes and objectives for which this Association is formed (none of which shall be for pecuniary profit) are:

- (a) To be an owners association for the owners in The Village at Monument, a residential community in El Paso County, Colorado, and to provide a means of self-government for the owners of the property within said project to advance their common interests with respect to the "Common Area", as defined in the Declaration of Covenants, Conditions and Restrictions of The Village at Monument ("Declaration") and all amendments thereto, which Declaration will be recorded in the real property records of El Paso County, Colorado.
- (b) To provide for the care, management, control, preservation, operation, maintenance, repair, restoration and replacement of the areas required or permitted to be maintained by the Association, in the manner prescribed by the Declaration, and to provide other services with respect to such areas deemed advantageous by the Owners of Lots in the Project or required or authorized under the Declaration.
- (c) To promote the safety and welfare of the Owners (as such term is defined in the Declaration).
- (d) To adopt and enforce rules and regulations as permitted in the Declaration.
- (e) To levy and enforce adequate assessments to meet all expenses of the Association.
- (f) To enforce, in its own name or on behalf of its Members of the Association, the protective covenants, conditions and restrictions set forth in the Declaration and in rules and regulations of the Association and to seek redress for the violation of any provisions, by any and all remedies available at law or equity or authorized under the Declaration.
- (g) To exercise any and all other rights, powers and authority and undertake such actions as may be necessary, convenient or useful in connection with the governance of the Association and the performance of the Association's functions as set forth in the Declaration.

ARTICLE VIII
Additional Powers

In furtherance of the purposes and objectives (but not otherwise) set forth in the Declaration and subject to the restrictions set forth therein, the Association shall have and may exercise all of the powers and do everything necessary or convenient for the accomplishment of any of the corporate purposes either alone or in connection with other corporations, firms or individuals, and either as principal or agent, subject to such limitations as are or may be prescribed by the laws of the State of Colorado.

ARTICLE IX
Restrictions Upon the Powers

No part of the net earnings of the Association (other than in furtherance of the purposes of the Association, and other than a rebate of excess assessments) shall inure to the benefit of any Member, director or officer of the Association, or any other individual (except that reasonable compensation may be paid for services rendered to or for the Association affecting one or more of its purposes).

ARTICLE X
Board of Directors

The management of the affairs of the Association shall be vested in a Board of Directors. The number of directors, their term of office and manner of their selection and election shall be determined according to the Declaration and the Bylaws of the Association from time to time in force. Three (3) directors shall constitute the initial board of directors. Their names and addresses are as follows:

<u>Name</u>	<u>Address</u>
John B. Wlepking	240 Roxbury Circle Colorado Springs, Colorado 80908.
Jim Stiltner	1943 Queen's Canyon Court Colorado Springs, Colorado 80921
Clark Sundahl	8328 Old Exchange Drive Colorado Springs, Colorado 80920

ARTICLE XI
Bylaws

The initial bylaws of the Association shall be as adopted by the Board of Directors. Such board shall have power to alter, amend or repeal the bylaws from time to time in force and to adopt new bylaws. Such bylaws may contain any provisions for the regulation or management of the affairs of the Association which are not inconsistent with the laws of the State of Colorado, the Declaration, or these Articles of Incorporation, as the same may from time to time be amended.

ARTICLE XII
Incorporator and Filing Agent

The name and mailing address of the incorporator and individual who causes this document to be delivered for filing, and to whom the Secretary of State may deliver notice if filing of this document is refused is:

Caroleen F. Jolivet, Esq.
Mulliken, Gleason, Weiner, Whitney & Jolivet, P.C.
102 South Tejon Street, Suite 900
Colorado Springs, Colorado 80901-1435
Facsimile: (719) 635-8706

ARTICLE XIII
Indemnification

The Association shall indemnify every Director and officer, their respective successors, estate, personal representatives and heirs, against all loss, costs and expenses, including attorneys' fees, reasonably incurred by them concerning any action, suit or proceeding to which they may be made parties because of their being or having been a Director or officer of the Association, except as to matters as to which they shall be finally adjudged in such action, suit or proceeding to be liable for gross negligence or willful misconduct or as otherwise prohibited by the Colorado Revised Nonprofit Corporation Act, as provided from time to time. In case of a settlement (which must be approved by the attorney for the insurers if paid out of insurance funds), indemnification shall be provided only concerning such matters covered by the settlement about which the Association is advised by the Association's attorneys that the person to be indemnified has not been guilty of

gross negligence or willful misconduct in the performance of his duties as such Director or officer in relation to the matter involved. These rights shall not be exclusive of other rights to which such Director or officer may be entitled. All liability, loss, damage, cost and expense incurred or suffered by the Association because of, arising out of, or concerning the foregoing indemnification provisions shall be treated and handled by the Association as common expenses; provided, however, that nothing in this Article VI shall be deemed to obligate the Association to indemnify any Member(s) or Owner(s) of a Lot, who is or has been a Director or Officer of the Association, with respect to any duties or obligations assumed or liabilities incurred by him under and by virtue of such person's status as a Member or Owner under the Declaration, Articles and Bylaws.