

**NAVAJO RANCH HOMEOWNERS ASSOCIATION  
OF HUERFANO COUNTY, INCORPORATED**

**BY-LAWS**

**ARTICLE I**

The name applied shall be Navajo Ranch Homeowners Association of Huerfano County Incorporated. The Association shall be incorporated in the state of Colorado, under the law, as a NON-PROFIT Corporation. The fiscal year, for all purposes of the Association, shall begin on January first of each year. Six (6) monthly meetings will be held annually, beginning with the month of February, then April, June, August, October and December. The order and number of monthly meetings can be changed by the Board of Directors on an annual basis at their discretion, providing sufficient notice is given to HOA members.

These articles have been written with the intention that every meeting held by the Association will follow Robert's Rules of Order.

**ARTICLE II**

The Association does not contemplate pecuniary gain to its members for profit, directly or indirectly. The purpose for which it is formed is primarily to promote the common good and general welfare of Navajo Ranch, filings one through five, with the following goals set forth:

- A. To act on Improvement opportunities to maintain the common elements, including public and community relations.
- B. To protect and help preserve the natural environment of the area.
- C. The enforcement of any and all covenants, restrictions, etc.
- D. Improve and monitor the maintenance of roads, streets and parking areas under governmental supervision.
- E. Always acting within the laws without bias or prejudice.
- F. Be protective working toward the enhancement of safety and habitability of all properties within and bring about civic betterment and social improvements.
- G. On all of the fore-mentioned purposes and future proposals, all members shall endeavor to use a reasonable, tactful and legal approach to these matters.

**ARTICLE III**

Provisions for the regulation and conduct of the affairs of the Association.

Section 1. **MEMBERSHIP:** Qualifications for membership shall be landowners of Property within the boundaries of Navajo Ranch who have paid their annual dues in full. Renters may request membership after (6) months residence. Approval of said request will be by majority vote of the Board.