

**RESOLUTION OF THE  
BOARD OF DIRECTORS OF  
BASELINE COMMUNITY ASSOCIATION, INC.**

**AMENDING THE RULES AND REGULATIONS FOR  
BASELINE COMMUNITY ASSOCIATION**

WHEREAS, Baseline Community Association, Inc. (the "Association") is the community association named and referred to in the Declaration of Covenants, Conditions and Restrictions for Baseline Community Association, Inc., recorded in the real property records of Broomfield County, Colorado on March 18, 2019, at Reception Number 2019002577; and

WHEREAS, the Association has in place that certain Rules and Regulations for Baseline Community Association, Inc. (the "Rules and Regulations"); and

WHEREAS, pursuant Section 8.1 of the Declaration, the Board of Directors of the Association is authorized to adopt and amend the Rules and Regulations; and

WHEREAS, the Board of Directors desires to amend the Rules and Regulations as set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE ASSOCIATION AS FOLLOWS:

**1. Repeal and Restatement.** Section 4.4 of the Rules and Regulations is hereby repealed in its entirety and the following is substituted as Section 4.4 of the Rules and Regulations:

**4.4 Signs and Flags.**

Except as provided herein, no more than one (1) sign and one (1) flag in the size of three (3') feet by five (5') feet, or less, may be displayed on the exterior or interior of any Site (as is visible from the exterior). Signs and flags must be in good aesthetic condition and may not be tattered or frayed. Signs and flags may not be illuminated without the prior approval of the Association. Any request for lighting must detail the type and location of the lighting, and any such lighting shall be placed so as not to disturb Owners or occupants of neighboring Sites.

- a. Notwithstanding the above, commercial signs may be displayed on a Site in accordance with the restrictions below. Commercial signs falling into one of the exceptions below do not require Association approval. Commercial signs are defined as signs that carry a message making or intended to make a profit, or advertising for the same purpose.
  - i. One (1) "for sale," "for rent," "open," or "open house," sign per Site may be placed on a Site during the marketing period of that Site. Such sign must be removed upon sale or rent of the Site.
- b. Commercial flags are not permitted on a Site.

*[The rest of this page intentionally left blank. Signature page follows]*

The undersigned, being the President of the Association, certifies that this Resolution was adopted by the Board of Directors of the Association on 11/7/2022, 2022.

**BASELINE COMMUNITY  
ASSOCIATION, INC.,**  
a Colorado nonprofit corporation,

By:   
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President

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