

FILED EFFECTIVE

204



ARTICLES OF AMENDMENT (Non-profit)

2014 SEP 15 AM 10:33

SECRETARY OF STATE
STATE OF IDAHO

To the Secretary of State of the State of Idaho
Pursuant to Title 30, Chapter 3, Idaho Code, the undersigned
non-profit corporation amends its articles of incorporation as
follows:

1. The name of the corporation is:
Hillcrest Place Association, Inc.

If the corporation has been administratively dissolved and the corporate name is no longer
available for use, the amendment(s) below must include a change of corporate name.

2. The text of each amendment is as follows:

To be added to Covenants, Article 2, as attached to Articles of Incorporation, 1971:

2.1.1. The Association shall allow a maximum of 9 units to be rental units at any one time.

2.1.2. The Association shall allow all existing rentals as of September 4, 2014, the right to remain a rental unit until they are sold to a third party. If these units are passed on as inherited property they shall retain the right to be a rental unit until which time they are sold to a third party. In both cases mentioned above at any time they become owner occupied they will lose the right to be rental units unless total rental units are less than 9.

2.1.3 and 2.1.4 attached....

3. The date of adoption of the amendment(s) was: September 4, 2014

4. Manner of adoption (check one):

☐ Each amendment consists exclusively of matters which do not require member approval pursuant to section 30-3-90, Idaho Code, and was, therefore, adopted by the board of directors. (Please fill spaces below)

- a. The number of directors entitled to vote was: _____
- b. The number of directors that voted for each amendment was: _____
- c. The number of directors that voted against each amendment was: _____

☒ The amendment consists of matters other than those described in section 30-3-90, Idaho Code, and was, therefore adopted by the members. (Please fill spaces below)

- a. The number of members entitled to vote was: 46
- b. The number of members that voted for each amendment was: 33
- c. The number of members that voted against each amendment was: 4 (plus 2 abstentions)

Dated: September 11, 2014

Signature: [Signature]

Typed Name: Christiane Rudd

Capacity: President, Hillcrest Place Association, Inc.

Customer Acct #:

(if using pre-paid account)

Secretary of State use only
IDAHO SECRETARY OF STATE
09/15/2014 05:00

CK:1435 CT:301136 BH:1441296
IC 30.00 = 30.00 NON PROF A #2

g:\corp\forms\articles_of_amendment_np.pdf
Revised 10/2003

Web Form

C44794

9/4/14

Covenants amendment limiting total number of rental units allowed at Hillcrest Place:

To be added to the Covenants Article 2:

Section 2.1.1

The Association shall allow a maximum of 9 units to be rental units at any one time.

Section 2.1.2

The Association shall allow all existing rentals as of September 4, 2014 the right to remain a rental unit until they are sold to a third party. If these units are passed on as inherited property they shall retain the right to be a rental unit until which time they are sold to a third party. In both cases mentioned above at any time they become owner occupied they will lose the right to be rental units unless total rental units are less than 9.

Section 2.1.3

The Association shall allow any unit to be a rental even if it exceeds the maximum number of 9 under the following condition: If it is rented to a family member or sold to family member and rented back to the previous owner who occupied the unit. The unit owner must deliver a written declaration to be a Family Rental including a statement of the relationship of all parties involved to the Board of Directors 30 days before executing the change. At any time a third party becomes involved as owner or renter the unit will no longer be allowed to be a rental unit.

Section 2.1.4

When the Association has less than nine total rentals the Board of Directors shall make it known to all existing unit owners. Any existing unit owner may apply in writing to the Board of Directors to become a rental unit. If more than one unit applies within 15 days of the Board's notification, the Board of Directors will have a lottery drawing on the 16th day to decide which unit owner will have the right to be a rental unit.