

ARTICLES OF INCORPORATION OF

DANISH FLATS HOA, INC.

(Adopted on the 20th day of December, 2024)

The undersigned, desiring to form a Non-Profit Corporation under the Non-Profit Corporation Law of Idaho, does hereby certify the following:

ARTICLE I NAME, PRINCIPAL OFFICE LOCATION, REGISTERED AGENT AND BYLAWS

1.1. Name. The name of the Organization shall be Danish Flats HOA, Inc. (hereinafter the “Organization”), a not-for-profit, non-member, non-stock organization incorporated under the Idaho Nonprofit Corporation Act, Chapter 3, Title 30, Idaho Code, as may be amended from time to time, in the State of Idaho, with a principal place of business in Boise, Idaho.

1.2. Principal Office Location and Mailing Address. The place in Idaho where the principal office of the Organization shall be located is at 5924 N Stafford Lane, Meridian, ID 83646. This address shall also be the mailing address of the Company.

1.3. Registered Office and Registered Agent. The registered agent shall be Russell Taylor. The address for the registered agent shall be 5924 N Stafford Lane, Meridian, ID 83646.

1.4 Bylaws. All governance and affairs of the Company not referenced herein shall be governed by the Bylaws of the Company.

ARTICLE II PURPOSES AND LIMITATIONS

2.1. Purpose. The purpose of the Company shall be to operate an organization that serves the interests of the community as a whole and provide services which meet the needs of people who own or rent apartments, condominiums, townhomes, mobile home parks or other housing complexes who are their members, and for any other related exempt purpose the organization later decides to engage in. The Company is not limited to said purpose, but shall nonetheless only conduct activities that fulfill an exempt purpose as defined by Section 501(c)(3) of the Internal Revenue Code, or the corresponding section of any future federal tax code.

For Office Use Only -FILED- File #: 0006095905 Date Filed: 1/22/2025 11:46:00 AM

89962-7601 01/22/2025 11:46 AM Received by Office of the Idaho Secretary of State

2.2. Limitations. The Company shall have the following limitations:

2.2.1 No Stock. The Company shall have no capital stock, and no part of the net earnings of the corporation shall inure to the benefit of, or be distributable to its members, trustees, officers, or other private persons, except that the corporation shall be authorized and empowered to pay reasonable wages and expenses for costs incurred in furtherance of exempt purposes as recognized by Section 501(c)(3) of the Internal Revenue Code, or the corresponding section of any future federal tax code.

2.2 No Voting Members. The Company shall have no voting members until the requisite ownership of the properties has transferred under the under its Covenants, Conditions and Restrictions.

2.3 Political Campaign Activity Prohibited. The Company may never engage in any political campaign activities on behalf of or in opposition to candidates for public office. Political campaign activities are those that influence or attempt to influence the selection, nomination, election or appointment of an individual to a federal, state, or local public office.

2.4 Exempt Activity. Notwithstanding any other provisions of these Articles of Incorporation, the Company shall not conduct or carry on activities not permitted to be conducted by an organization exempt under Section 501(c)(3) of the Internal Revenue Code.

ARTICLE III FOUNDATIONAL BOARD OF DIRECTORS AND INCORPORATOR

3.1. Board of Directors. The names and addresses of the persons who are the initial Board of Directors and Incorporators of the Company are as follows:

- I. Russell Taylor, 5924 N Stafford Lane, Meridian, ID, 83646 -
Director/Incorporator
- II. Joe Weigt, 1598 N Leslie Way, Meridian ID 83646 – **Director**
- III. Jaelyn Funk, 12339 W Irving St., Boise, ID 83713 - **Director**

ARTICLE IV DISSOLUTION

4.1 Dissolution. Upon the dissolution of the Company, any funds remaining after paying or making provision for the payment of all liabilities of the Company shall be distributed to one or more regularly organized and qualified nonprofit organizations as shall at that time qualify as exempt organizations under Section 501(c)(3) of the Internal Revenue Code, as amended from time to time, in such manner as the Board of Directors

shall determine. Any such assets not so disposed of shall be disposed of by a Court of Competent Jurisdiction of the county in which the principal office of the corporation is then located, exclusively for such purposes or to such organization or organizations, as said Court shall determine, which are organized and operated exclusively for such purposes.

ARTICLE V CONSTRUCTION AND SEVERABILITY

5.1 Conflicts. If there is any conflict between the provisions of the Bylaws and the Articles of Incorporation of this Organization, the provisions of the Articles of Incorporation shall govern.

5.2 Severability. Should any of the provisions or portions of these Bylaws be held unenforceable or invalid for any reason, the remaining provisions and portions of these Bylaws shall be unaffected by such holding and construed so as to as closely as possible effect the purposes of this Organization.

5.3 Internal References. References to the Articles of Incorporation are to the articles on file with the Secretary of the State of Idaho, and amendments thereto. References to the Internal Revenue Code shall be to the Internal Revenue Code of 2017, as amended from time to time, or to corresponding provisions of any future federal tax code.

DECLARATION

These Articles of Incorporation were approved by unanimous vote of the Board of Directors of the Company on the 20th day of December, 2024, in Boise, Idaho.

IN WITNESS WHEREOF, being the foundational director and incorporator of the Company, I have hereunto subscribed my name approving these Articles of Incorporation.



Russell Taylor, Director/Incorporator