

**ARTICLES OF INCORPORATION
OF**

SILVER SAGE SUBDIVISION HOMEOWNER'S ASSOCIATION, INC.

For Office Use Only

-FILED-

File #: 0005499100

Date Filed: 11/27/2023 4:45:00 PM

The undersigned, acting as the incorporator of a nonprofit corporation ("**Corporation**") organized under and pursuant to the Idaho Nonprofit Corporation Act, Chapter 30, Title 30, Idaho Code (the "**Act**"), adopts the following Articles of Incorporation ("**Articles**").

**Article 1
NAME**

The name of the Corporation is Silver Sage Subdivision Homeowner's Association, Inc.

**Article 2
NONPROFIT STATUS**

The Corporation is a nonprofit membership corporation.

**Article 3
PERIOD OF DURATION**

The period of duration of the Corporation is perpetual.

**Article 4
REGISTERED OFFICE AND AGENT**

The location of the Corporation is in the city of Eagle, county of Ada, state of Idaho. The mailing address of the initial registered office is P.O. Box 520, Eagle, Idaho 83616, with a physical address of 3067 E. Shadowview Street, Eagle, Idaho 83616, and the name of the initial registered agent at this address is Patty Gibson.

**Article 5
PURPOSES**

The purposes for which the Corporation is organized and will be operated are as follows:

- a. To own and maintain common areas and streets and to enforce covenants, conditions, and restrictions to preserve the appearance of the Silver Sage Subdivision to benefit the common good and general welfare of the people in the community.
- b. The exercise of all the powers and privileges and the performance of all the duties and obligations of the Corporation as set forth in a duly recorded Declaration of Covenants, Conditions, and Restrictions for Silver Sage Subdivision (the "**Declaration**"), as may be amended from time to time.

c. The transaction of any or all lawful business for which corporations may be incorporated under the Act, subject only to limitations in the Corporation's Bylaws (the "**Bylaws**") and the Declaration and the amendments and supplements thereto.

d. To exercise all powers granted by law necessary and proper to carry out the foregoing purposes, including, but not limited to, the power to accept donations of money, property, whether real or personal, or any other things of value. Nothing herein contained shall be deemed to authorize or permit the Corporation to carry on any business for profit, to exercise any power, or to do any act that a corporation formed under the Act, or any amendment thereto or substitute therefor, may not at that time lawfully carry on or do.

Article 6 LIMITATIONS

No part of the net earnings or the assets of the Corporation shall inure to the benefit of, or be distributable to, its members, directors, officers, or other private persons except that the Corporation shall be authorized and empowered to pay reasonable compensation for services rendered and to make payments and distributions in furtherance of the purposes set forth in Article 5 hereof. No substantial part of the activities of the Corporation shall be for the carrying on of propaganda, or otherwise attempting to influence legislation, and the Corporation shall not participate in, or intervene in (including the publishing or distribution of statements) any political campaign on behalf of any candidate for public office. Notwithstanding any other provisions of these Articles, the Corporation shall not carry on any other activities not permitted to be carried on by a corporation exempt from federal income tax under applicable provisions of the Internal Revenue Code of 1986, as amended from time to time.

Article 7 MEMBERS AND VOTING RIGHTS

Members, classes of membership, and their respective voting rights are as defined in the Bylaws, as they may be amended.

Article 8 BOARD OF DIRECTORS

The affairs of the Corporation shall be managed by its Board of Directors. The number of Directors serving on the Board of Directors shall be fixed in accordance with the Bylaws. Other than the Directors constituting the initial Board of Directors, who are designated in these Articles, the Directors shall be elected in the manner and for the term provided in the Bylaws.

The names and street addresses of the persons constituting the initial Board of Directors are:

<u>NAME</u>	<u>ADDRESS</u>
James Gibson	3067 E. Shadowview St Eagle, ID 83616

Patty Gibson

3067 E. Shadowview St
Eagle, ID 83616

Danny Popadics

950 W. Bannock St, Ste 1050
Boise, ID 83702

Article 9
DISTRIBUTION ON DISSOLUTION

Upon dissolution of the Corporation, the Board of Directors shall, after paying or making provision for the payment of all liabilities of the Corporation, distribute all the assets of the Corporation consistent with the purposes of the Corporation to such organization or organizations as shall at that time qualify as exempt organizations under Section 501(c)(4), or other applicable section of the Internal Revenue Code of 1986, as amended from time to time, in such manner as the Board of Directors shall determine. Any such assets not so distributed shall be distributed by the district court of the county in which the principal office of the Corporation is then located, exclusively for the purposes or to such organizations, as such court shall determine to be consistent with the purposes of the Corporation.

Article 10
INCORPORATOR

The name and street address of the incorporator is Patty Gibson, 3067 E. Shadowview Street, Eagle, Idaho 83616.

Article 11
BYLAWS

Provisions for the regulation of the internal affairs of the Corporation shall be set forth in the Bylaws. The Board of Directors of the Corporation shall be authorized to amend the Bylaws at a properly noticed special or regular meeting of the Board of Directors. Neither these Articles nor the Bylaws shall be amended or otherwise changed or interpreted to be inconsistent with the Declaration.

The undersigned, acting as incorporator adopts these Articles of Incorporation.

DATED this 27th day of November, 2023.

DocuSigned by:



D336A0B1G7E84CA

PATTY GIBSON

Incorporator