

**HILLCREST AT HOMESTEAD HOMEOWNERS ASSOCIATION
POLICY AND PROCEDURE
ALTERNATIVE DISPUTE RESOLUTION**

Adopted march 26, 2013

The following policy and procedure has been adopted by Hillcrest At Homestead Homeowners Association, ("Association") pursuant to Colorado statutes, for addressing disputes arising between the Association and Owners.

1. Any dispute brought by an Owner with the Association, if not currently active as a collection, covenant or other legal matter, should be submitted in writing by the Owner to the Board of Directors through the Association's managing agent for consideration at the next scheduled Board meeting at which the Owner shall attend.
2. If resolution of the dispute is not achieved through a dialogue between the Owner and the Board, the dispute shall be submitted to a mediation service in the area with the cost of such service to be split equally between the Association and the Owner(s) involved.
3. If the Owner refuses to participate in mediation or if mediation is unsuccessful, neither the Association nor the Owner has waived any right to pursue any available legal actions.

PRESIDENT'S

CERTIFICATION: The undersigned, being the President of the Hillcrest At Homestead Homeowners Association, a Colorado non-profit corporation, certifies that the foregoing policy and procedure was adopted by the Board of Directors of the Association, at a duly called and held meeting of the Board on March 26, 2013, and in witness thereof, the undersigned has subscribed his/her name.

**HILLCREST AT HOMESTEAD
HOMEOWNERS ASSOCIATION,
a Colorado non-profit corporation**

By: Jeannette Callahan
President