

**TOWN AND COUNTRY VILLAGE HOMEOWNERS ASSOCIATION, INC.
POLICY AND PROCEDURE
ALTERNATIVE DISPUTE RESOLUTION**

Adopted 2/15, 20 07

The following policy and procedure has been adopted by Town And Country Village Homeowners Association, Inc., ("Association") pursuant to Colorado statutes, for addressing disputes arising between the Association and Owners.

1. Any dispute arising between an Owner and the Association 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 Town And Country Village Homeowners Association, Inc., 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 2/15/07, and in witness thereof, the undersigned has subscribed his/her name.

**TOWN AND COUNTRY VILLAGE
HOMEOWNERS ASSOCIATION, INC.,**
a Colorado non-profit corporation

By: _____

Kristy J. Suter
President