

**ARTICLES OF INCORPORATION**  
**for**  
**ASPENGLEN AT SUN MEADOW**  
**HOMEOWNERS ASSOCIATION**

**A Non-Profit Corporation of the State of Utah**

We the undersigned Incorporators, being natural persons over the age of 18 years, execute these Articles of Incorporation to form and establish a not-for-profit corporation under the provisions of the Utah Business Corporations Act, Section 16-6-1 et seq. of the Utah Code, and adopt the following Articles of Incorporation:

1. Name. The name of the corporation is Aspenglen at Sun Meadow Homeowners Association, Inc.
2. Duration. The duration of the corporation shall be perpetual, unless dissolved by the action of the corporation or by operation of law.
3. Purposes. The purposes of the corporation are to function as the homeowners association for Silver Summit Neighborhoods 3 and 4 located in Summit County, Utah, and to enforce the covenants, conditions, and restrictions on the lots within that subdivision as set forth in the Declaration of Covenants, and to provide the other services, and perform all of the other functions set forth in the Declaration of Covenants as may become desirable or necessary for the benefit of the members. The corporation shall have all powers, rights, and privileges available to non-profit corporations under the laws of the State of Utah.
4. Membership. The Members of the corporation shall be the owners of lots in the Silver Summit Neighborhoods 3 and 4, Summit County, Utah. Membership is deemed an appurtenance to each lot, and shall pass automatically to the owner of that lot upon conveyance of title. The corporation shall not have stock or issue shares.
5. Voting Rights. Each Member is entitled to cast one vote for each lot he or she owns on all matters presented to the Members for approval, except that Fieldstone Partners, L.L.C., or its assigns is entitled to cast three votes for each lot that it owns. In the election of Trustees, Members may accumulate their votes.
6. Effect of Declaration of Covenants, Conditions and Restrictions. The Aspenglen at Sun Meadow Homeowners Association, Inc. shall operate in a manner consistent with the Declaration of Covenants, Conditions and Restrictions for Silver Summit Phase 3 recorded against each lot in the Silver Summit Subdivision Phase 3 (the "Initial Property"), and subsequent phases of the Entire Property notwithstanding any inconsistent provision in these Articles or any Bylaws of the corporation.

7. Registered Agent. The initial registered agent of the corporation is:

Mike Stewart - Fieldstone Homes, Inc.  
6965 Union Park Center, #310  
Midvale, UT 84047

Acceptance of Appointment

I, Mike Stewart, hereby accept the appointment as the registered agent for Aspenglen at Sun Meadow Homeowners Association, Inc.



\_\_\_\_\_  
Name

8. Bylaws. The Board of Trustees will adopt Bylaws consistent with these Articles at its first meeting. Thereafter, Bylaws may be adopted, amended, or repealed by the vote of the Members.

9. Principal Place of Business. The principal place of business of the corporation, and its initial offices are located at: 6965 Union Park Ave, Suite 310, Midvale, Utah 84047. The corporation may establish such other offices and locations as it deems appropriate for the operation of its business. The mailing address for the corporation is the same.

10. Board of Trustees. There will initially be three Trustees of the corporation. The initial Board of Trustees, who will serve until the election of officers and Trustees at the first annual Members meeting, are:

<u>Name</u>	<u>Address</u>
Mike Stewart	Fieldstone Homes, Inc. 6965 Union Park Center, #310 Midvale, UT 84047
Glen Schippers	Fieldstone Homes, Inc. 6965 Union Park Center, #310 Midvale, UT 84047
Cheryl McConkay	Fieldstone Homes, Inc. 6965 Union Park Center, #310 Midvale, UT 84047

The Trustees will elect one of them to act as Chairman until the first annual Members meeting.

11. Officers. The initial officers of the corporation are:

Mike Stewart	President
Glen Schippers	Vice President
Cheryl McConkay	Secretary/Treasurer

Officers serve at the pleasure of the Board of Trustees. The addresses of the officers are stated in paragraph 9.

12. Annual Meeting. The annual meeting of Members will be held on the first Monday in February at the offices of the corporation at the hour of 6:00 p.m., or at such other time or place as may be stated in the notice of annual meeting.

13. Limitations on Liability. The Officers, Trustees, and Members of the corporation shall not be held personally liable for the debts and obligations of the corporation.

14. Incorporators. The three incorporators of the corporation are:

<u>Name</u>	<u>Address</u>
Mike Stewart	Fieldstone Homes, Inc. 6965 Union Park Center, #310 Midvale, UT 84047
Glen Schippers	Fieldstone Homes, Inc. 6965 Union Park Center, #310 Midvale, UT 84047
Cheryl McConkay	Fieldstone Homes, Inc. 6965 Union Park Center, #310 Midvale, UT 84047

15. Amendment. These Articles of Incorporation may be amended from time to time as authorized by the shareholders and as permitted by law.



STATE OF UTAH )  
 :SS  
COUNTY OF SALT LAKE )

On the \_\_\_\_ day of \_\_\_\_\_, 2000, the foregoing instrument was acknowledged and verified before me by \_\_\_\_\_, who personally appeared before me, and being by me duly sworn declared under penalty of perjury that he is one of the incorporators of Aspenglen at Sun Meadow Homeowners Association, Inc., and that he signed the foregoing Articles of Incorporation of Aspenglen at Sun Meadow Homeowners Association, Inc., and that the statements contained therein are true and correct.

IN WITNESS WHEREOF, I have set my hand and seal this \_\_\_\_\_, day of \_\_\_\_\_, 2000.

\_\_\_\_\_  
Notary Public  
Residing at: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

\_\_\_\_\_

STATE OF UTAH )  
 :SS  
COUNTY OF SALT LAKE )

On the \_\_\_\_ day of \_\_\_\_\_, 2000, the foregoing instrument was acknowledged and verified before me by \_\_\_\_\_ who personally appeared before me, and being by me duly sworn declared under penalty of perjury that he/she is one of the incorporators of the Aspenglen at Sun Meadow Homeowners Association, Inc., and that he/she signed the foregoing Articles of Incorporation of Aspenglen at Sun Meadow Homeowners Association, Inc., and that the statements contained therein are true and correct.

IN WITNESS WHEREOF, I have set my hand and seal this \_\_\_\_\_, day of \_\_\_\_\_, 2000.

\_\_\_\_\_  
Notary Public  
Residing at: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_