



Reception#: 955253
 04/28/2021 01:14:00 PM Jean Alberico
 1 of 2 Rec. Fee: \$18.00 Doc Fee: 0.00 GARFIELD COUNTY CO

**AMENDMENT TO THE BYLAWS
 OF
 CRYSTAL BLUFFS LOOP ASSOCIATION
 EXTERIOR ADDITIONS AND MAINTENANCE**

THIS AMENDMENT is made this 16 day of APRIL 2021.

Crystal Bluffs Loop, a Colorado non-profit corporation (the "Association") certifies that:

The Association desires to amend its Bylaws concerning the cost and maintenance of solar panels, gutters, downspouts, gutter guards and heat tape added to the exterior of any unit by an owner.

NOW, THEREFORE, the Bylaws of the Association are hereby amended as follows:

1. Any owner may present written request to add Solar Panels, gutters, gutter guards, downspouts and/or heat tape to their portion of the roof (to include plans and name of contractor) to the Board of Directors of Crystal Bluffs Loop for approval. Once approved the request will be sent to River Valley Ranch Master Association for approval. Owner must provide Crystal Bluffs Loop manager with a copy of the approval from River Valley Ranch.
2. Owner shall be responsible for the cost of the materials, installation, any damage caused by Contractor, any future maintenance of Solar Panels including but not limited to removal and re-installation should the roof be replaced.
3. With regard to guttering installed by the owner at the owner's expense, Crystal Bluffs Homeowner's Association will be responsible for any maintenance of gutters, downspouts, gutter guards and/or heat tape after installation unless they were incorrectly installed.
4. Owner will be responsible for the cost of operating heat tape.

IN WITNESS WHEREOF, this Amendment to the Bylaws of Crystal Bluffs Loop dated: April 16th 2021 is executed by the:

CRYSTAL BLUFFS LOOP ASSOCIATION B.O.D.

By: Grace M. Zanni

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STATE OF COLORADO)ss,
COUNTY OF GARFIELD)

The foregoing was acknowledged before me this 27th day of April 2021 by
Grace M. Zanni as Secretary of Crystal Bluffs Loop Association.

Witness by hand and official seal.

My commission expires: April 17, 2025
Aimee Lane Luther
Notary Public

Aimee Lane Luther
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174016437
MY COMMISSION EXPIRES April 17, 2025