

**COLORADO'S TIMBER RIDGE HOMEOWNERS ASSOCIATION
POLICY REGARDING POLITICAL SIGNS AND FLAGS**

Effective Date: ____ 1/1/2006 ____

In compliance with the Colorado Common Interest Ownership Act, the Board of Directors of the Association desires to adopt a uniform and systematic policy to address the display of political signs, the American flag, military service flags, and flagpoles.

The Association hereby adopts the following policies and procedures:

1. Pursuant to C.R.S. 38-33.3-106.5, the Colorado legislature has determined that certain prohibitions with respect to the display of political signs, American flags and military service flags are contrary to public policy.
2. In order to comply with C.R.S. 38-33.3-106.5 and the Archuleta County Land Use Regulations, an owner may display political signs as follows:
 - A. All political signs must be placed within the boundaries of the Lot. Signs may be displayed 45 days prior to the election and must be removed no later than 7 days following the election.
 - B. Signs may not be greater than 6 square feet in area.
 - C. Only one sign per political office or contested ballot issue is permitted.
 - D. "Political sign" is defined as a sign that carries a message intended to influence the outcome of an election, including supporting or opposing the election of a candidate, the recall of a public official, or the passage of a ballot issue.
3. Owners shall be permitted to display an American flag in accordance with the Federal Flag Code and as follows:
 - A. The flag shall be no larger than 3'x 5'.
 - B. The flag may be displayed from a staff projecting from horizontally from a window or a railing. Staffs shall be no larger than 5' in length.
 - C. Alternatively, the flag may be displayed on a flagpole no taller than 15'. The Owner must submit for approval of the location of the flagpole prior to installation.
 - D. The Owner shall replace the flag and/or flagpole as necessary in order to prevent wear and tear.
4. An Owner may display a service flag bearing a star denoting the Owner's or his family member's active or reserve U.S. military service during a time of war or armed conflict. The flag may be displayed on the inside of a window or door of the unit. The flag may be no larger than 9" by 16".
5. Notwithstanding the above, flags may not be illuminated without prior written approval of the Board. Any request for lighting must detail the type and location of lighting. Lighting shall not be installed so as to disturb other Lots.
6. All other flags are prohibited.

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IN WITNESS WHEREOF, the undersigned certify that this Political Signs and Flags Policy was adopted by resolution of the Board of Directors of the Association on this 17th day of November, 2005.

COLORADO'S TIMBER RIDGE HOMEOWNER'S ASSOCIATION, a
Colorado nonprofit corporation,

By: s/ Ivo Brieven
Its: President

ATTEST:

By: s/ Dick Babillis