

Resolution Process

The Treehill Board uses two types of resolutions.

Administrative:

The Treehill Administrative Resolutions address issues like changing the renewal date of our insurance policy or changing the ending date of the Association's tax year.

Rule Adopting

Rule Adopting resolutions enable the Board to set guidelines for how certain issues must be addressed. They clarify actions for homeowners and outline steps the board must take when fines or other actions are taken. Our attorney is always consulted when making Rule Adopting resolutions.

When a resolution is written, the Board Chair first prepares a draft which is presented to the Board for discussion at a Board Meeting. If the Board approves the draft, a copy is sent to our attorney for review if necessary. Our attorney either approves the resolution as written or makes suggested revisions which are then taken back to the Board for discussion at the next board meeting.

Once both the Board and our Attorney agree on the language of the resolution, a finalized copy is mailed to all homeowners at their last known address. Most of the time, a copy of the resolution is also mailed to Treehill renters. Homeowners have 30 days to comment on the resolution. If no homeowners submit comments, the resolution is adopted by the Board at the next board meeting. If homeowners do submit comments, they are taken into consideration before the final wording of the resolution is adopted.

RESOLUTIONS ARE IMPORTANT DOCUMENTS homeowners should keep them filed with their Condo Rules and Bylaws.

Homeowners are responsible for knowing the contents of the resolutions and the consequences of not following them.

Owners of rental units are responsible for ensuring that their renters are also aware of the Condo Rules and any Rule Adopting Resolutions.