

FIRST AMENDMENT TO
RESTATED BYLAWS OF
BROADMOORE ESTATES HOMEOWNERS' ASSOCIATION, Inc.

The Restated Bylaws of Broadmoore Estates Homeowners' Association at Article V, Section 3, say that these bylaws may be amended by a vote of two-thirds (2/3) of the membership of the Board of Directors at any regular meeting of the Board of Directors...if notice of the proposed amendment is given in the notice calling the meeting.

At a duly called regular Board of Directors meeting on 12/2, 2025, The Board of Directors unanimously approved the First Amendment the Restated Bylaws as follows:

Article 1, Section 1. Election shall be deleted and to be replaced as follows:

Section 1. Election. The business and affairs of the Association shall be managed and controlled by a Board of no less than three (3) directors (hereinafter "Board"). The Board of Directors shall be elected by the members at the regular annual meeting and shall each serve for a 1-year term or until their successors are elected and qualified.

When vacancies occur in the Executive Committee for any cause whatsoever, the Board shall elect the directors to fill such vacancies for the unexpired term. A qualified resident may join the Board during the year with a majority vote from the existing Board and serve until the next annual meeting.

Any resident of Broadmoore Estates, whether owner or lessee/renter (with a minimum 1-year lease) may serve on the Board of Directors in any capacity as Officer or Director. The one restriction for non-owners serving as an Officer is that they will not be allowed to sign checks for the Association. Additionally, the owner members must make up the majority of the Board.

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