

**PREVENTATIVE MAINTENANCE PLAN**  
**CIMARRON PONDS HOMEOWNERS ASSOCIATION, INC.**  
**ADOPTED: 29 APRIL 2018**

WHEREAS, Minn. Stat. §515B.3-107(b) provides as follows: “The association’s board of directors shall prepare and approve a written preventative maintenance plan, maintenance schedule, and maintenance budget for the common elements. The association shall follow the approved preventative maintenance plan. The association’s board may amend, modify, or replace an approved preventative maintenance plan or an approved maintenance schedule from time to time. The association must provide all unit owners with a paper copy, electronic copy, or electronic access to the preventative maintenance plan, the maintenance schedule, and any amendments or modifications to or replacements of the preventative maintenance plan and the maintenance schedule. If a common interest community was created on or before August 1, 2017, the association's board of directors shall have until January 1, 2019, to comply with the requirements of this subsection”;

Now therefore be it resolved, that the Board of Directors hereby prepares and approves the following:

1. Preventative Maintenance Plan. The Association shall maintain the Common Elements in accordance with the Association’s governing documents and Minn. Stat. §515B.3-107(a).
2. Maintenance Schedule. The Association shall periodically inspect and maintain the Common Elements, as needed, to comply with the Preventative Maintenance Plan.
3. Maintenance Budget. The budget for the Association’s obligations pursuant the Preventative Maintenance Plan shall be incorporated into the Association’s Annual Operating Budget, which budget shall be adopted according to the terms of the Association’s governing documents.

The Association shall provide all unit owners with a paper copy, electronic copy, or electronic access to this preventative maintenance plan, the maintenance schedule, and any amendments or modifications to or replacements of the preventative maintenance plan and the maintenance schedule.

The foregoing has been approved by the Board of Directors of the Association by a majority vote duly held in accordance with the Bylaws.

Dated this 29<sup>th</sup> day of April, 2018.

By:   
[Signature of Officer]

Its: President  
[Title of Officer]