

**CODE OF ETHICS AND RULES OF CONDUCT
BOARD OF DIRECTORS
TALL FIRS COMMUNITY ASSOCIATION**

The Board of Director of the Tall Firs Community Association has the obligation and duty to make decisions for the entire community and is responsible to set a standard and a tone for behavior that is conducive to the best interests of the entire community. The Board of Directors of the Tall Firs Community Association hereby adopts the following code of ethics and code of conduct that are applicable to all volunteers serving the community:

- 1. The Board of Directors will use its best efforts at all times to make decisions that are consistent with high principles, and to protect, preserve and enhance the safety and property value of the residents.**
- 2. No gifts of any type will be accepted by any volunteer from any resident, contractor or supplier.**
- 3. No contributions will be made to any political parties or political candidates by the Association without a majority vote of the community confirming such action.**
- 4. The Board Members will protect confidentiality of other Board Members personal lives, as well as all residents' personal lives.**
- 5. No promise of anything can be made to any subcontractor, supplier, or contractor during negotiations, unless approved by the Board as a whole.**
- 6. No drugs, alcohol or substance abuse will be tolerated.**
- 7. Any Board Member convicted of a felony will voluntarily resign from his/her position.**
- 8. Language at Board Meetings will be kept professional. Personal attacks against Homeowners and Board Members are prohibited and are not consistent with the best interest of the community**
- 9. It is understood that differences of opinion will exist. They should be expressed in a clear and business-like fashion.**
- 10. Proper parliamentary procedure would be followed to have such dissenting positions stated clearly within the official records of the Association.**
- 11. Board Members may not knowingly misrepresent any facts to anyone involved in anything with the community that would benefit himself/herself in any way.**

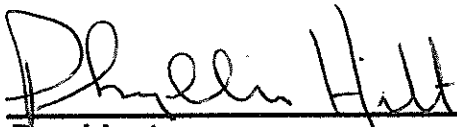
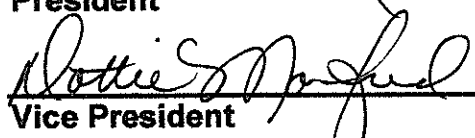
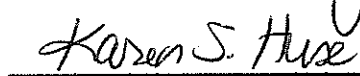
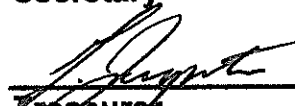
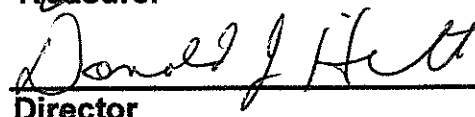
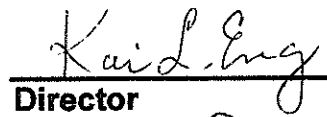

12. Board Members may not use his/her position for enhancing his/her financial status through the use of certain contractors or suppliers. Any potential or actual conflict of interest must be disclosed to the other Board of Directors.

13. Board Members that are more than 90 days delinquent in their monthly assessments agree to resign their Board position unless it is a unanimous consensus of all Board Members that the Member remain.

14. Board Members involved in litigation against the Association, agrees to immediately resign their position until such time as the dispute is completely resolved due to potential conflict of interest.

This resolution was adopted on the Eighth day of April 2010, at an open Board meeting where a quorum of the Board was present and will become effective immediately. Upon approval, each new community volunteer and Board member will be required to agree to this code of ethics and rules of conduct.

BOARD MEMBER SIGNATURES:

 _____ President	4/8/10 date
 _____ Vice President	4/8/10 date
 _____ Secretary	4/8/10 date
 _____ Treasurer	4.8.10 date
 _____ Director	4-8-10 date
 _____ Director	4-8-10 date
 _____ Director	04-08-2010 date