

ARTICLES OF ASSOCIATION
OF
CLARK-HARKNESS
HOMEOWNERS' ASSOCIATION

I.

The name of this Association shall be: Clark-Harkness Homeowners' Association.

II.

The Association is an unincorporated nonprofit mutual benefit entity organized under the Laws of the State of California.

The purpose of the Association is to engage in any lawful act or activity for which an Association may be organized under California Law.

The Association does not contemplate pecuniary gain or profit to any of its members. The primary purposes for which the Association is organized and operated are as follows:

(a) To provide for the management, administration, maintenance and care for the common area of a condominium project (the "Project"), located within that certain tract of real property situated in the City of Redondo Beach, Los Angeles County, California, described as Parcel No. 1 of Parcel Map No. 76038, as per map filed in Book 418, Pages 11 and 12, of Parcel Maps, in the Office of the Los Angeles County Recorder; and

(b) To promote the health, safety, and welfare of all the residents of the Project, all according to that certain Declaration of Covenants, Conditions and Restrictions for Clark-Harkness Homeowners' Association, (the "Declaration") to be recorded in Official Records of the Office of the Recorder of Los Angeles County, State of California.

III.

The Association shall be managed in accordance with the provisions of the Declaration and its duly adopted Bylaws. The manner in which Directors shall be chosen and are removed from office, their qualifications, powers, duties, compensation and tenure in office, the manner of filling vacancies on the Board, and the manner of calling and holding meetings of Directors are set forth in the Declaration and the Bylaws. The authorized number and qualifications of members, the different classes of members, if any, the property, voting and other rights and

privileges of members and their liability for dues and assessments and the method of collection thereof, are set forth in the Bylaws and the Declaration.

IV.

The Association is intended to qualify as a homeowners' association under the applicable provisions of the Internal Revenue Code and the Revenue and Taxation Code of California. No part of the net earnings of this organization shall inure to the benefit of any private individual, except as expressly provided in those sections with respect to the acquisition, construction, or provision for management, maintenance, and care of the Association property and property commonly owned by the members of the Association, and other than by a rebate of excess membership dues, fees, or assessments. In the event of the dissolution, liquidation, or winding up of the Association, upon or after termination of the project in accordance with the provisions of the Declaration, its assets remaining after payment, or provision for payment, of all debts and liabilities of the Association shall be divided among and distributed to the members in accordance with their respective rights therein.

V.

These Articles may be amended only by the affirmative vote of a majority of the Board of Directors of the Association, and by the affirmative vote (in person or by proxy) of members representing a majority of the voting power of the Association and a majority of the votes of members other than Declarant.

IN WITNESS WHEREOF, for the purposes of forming this Association under the laws of the State of California, the undersigned has executed these Articles of Association on the date written below.

Dated: 2-28-23



Craig R. Casner

I declare that I am the person who executed the above Articles of Association, and that this instrument is my act and deed.



Craig R. Casner