

**Revised Articles of Incorporation  
of the Rosario Property Owners Association  
of San Juan County, Washington**

As approved by the membership on November 13, 2022

**ARTICLE I – NAME**

The name of the corporation shall be ROSARIO PROPERTY OWNERS ASSOCIATION.

The corporation may also do business under the trade name ROSARIO COMMUNITY ASSOCIATION.

**ARTICLE II – Tenure**

The term of existence shall be perpetual.

**ARTICLE III – Purposes**

The purposes for which the corporation is organized are as follows:

1. To facilitate communication between and among residents, property owners, and relevant third parties;
2. To promote, encourage, and facilitate emergency and disaster preparedness among residents, owners, and institutions within the Rosario neighborhood community;
3. To serve as a clearinghouse of news and information relevant to the neighborhood community;
4. To advocate for the shared interests of residents and owners with respect to any third party, such as, but not limited to, OPALCO, Rock Island Communications, Rosario Resort, San Juan County, Washington Department of Ecology, Washington State Parks, Washington Utilities and Transportation Commission, and Washington Water Service.
5. Any other lawful purpose consistent with the above enumerated purposes.

**ARTICLE IV – Membership**

The corporation will have members.

**ARTICLE V – Distribution of Assets upon Dissolution**

In the event of the dissolution of the corporation, the net assets are to be distributed to a nonprofit corporation with purposes similar to those of this corporation, or, if no such corporation exists, to the Orcas Island Community Foundation (or its successor).

**ARTICLE VI – Definitions**

**A resident** is any natural person who makes an eligible residence the person's primary residence. **An owner** can be a direct or indirect owner. **A direct owner** is any natural person who currently owns an eligible residence and is identified by name as owner on a valid, current deed to real property of said eligible residence. **An indirect owner** is any natural person who is a trustee of a trust that owns an eligible residence. **An eligible residence** is any residence on Orcas Island southwest of Olga Road whose principal vehicle access from Olga Road is via Rosario Road, Tomihi Drive, or Otter's Lair Lane; or any residence within the boundaries of Moran State Park.

A time-share residence or fractional ownership residence in which usage rights are based on time is not an eligible residence. A land parcel upon which no residential structure exists is not an eligible residence.

**ARTICLE VII – Registered Agent**

The Registered Agent of the corporation is Gregory C. Hancock.

The street address and mailing address of the Registered Agent, which is also the principal office, is as follows:

72 Palisades Drive  
Eastsound, WA 98245-5276

**CONSENT TO SERVE AS REGISTERED AGENT**

I consent to serve as Registered Agent in the State of Washington for the above named corporation. I understand it will be my responsibility to accept Service of Process on behalf of the corporation; to forward mail to the corporation; and to immediately notify the Office of the Secretary of State if I resign or change the Registered Office Address.

(signed)