

## ARTICLES OF INCORPORATION OF THE

### LOCHLEVEN COMMUNITY ASSOCIATION WEST BELLEVUE COMMUNITY CLUB

*FILED March 8, 1978 – Amended on Sept x, 2021*

We the undersigned persons, acting as the Incorporators of a corporation under the provisions of the Washington Non-Profit Corporation Act (RCW24.03), adopt the following articles of incorporation.

#### ARTICLE- NAME

The name of the corporation shall be the Lochleven Community Association (Association). The Association is the successor to the West Bellevue Community Club (Organization

#### ARTICLE II - DURATION

The period of duration of the corporation shall be perpetual, unless and until earlier dissolved by a vote of the members, or cease to operate in accordance with the Bylaws."

#### ARTICLE III - PURPOSE

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

1. To promote a sense of community, enhancing the livability and safety of the residents, helping to protect and enhance the existing residential character of the West Bellevue area Lochleven defined in the bylaws by the East by the westeast side of 100<sup>th</sup> Ave NE, Lake Washington on the South the south by NE 1<sup>st</sup> Street, the north by the south side of NE 8<sup>th</sup> Street and the west by both the wide side of 92<sup>nd</sup> Ave NE,
2. To help protect and enhance the natural and ~~man-made~~ beauty, quality and living amenities of the area includinge its streets, sidewalks, parks and recreation areas.;
3. To stimulate and ensure that adequate planning occur in order to carry out these purposes and that decisions regarding zoning, land use, transportation, streets, parking and spill over traffic from the down town core and other factors ~~which will take place will~~ to help protect and enhance ~~over the short and the sustainability long run the residential atmosphere of the character and -walkability and livability of the neighborhood. and quality environment of the area.~~
4. Work to help ensure that all public and private activities which affect the area are consistent with the ~~short and long term~~ short- and long-term needs, desires, goals and objectives of the residents and -owners property-owners of the area within the Association. -as defined above.
- 4.5. To have a voice and representation with local, county, state and federal and/or other governmental bodies establishing and maintain maintaining an open line of communication and liaison with governmental agencies. and neighborhood associations and organizations
- 5.6. To meet organize, form committees, collaborate join and liaison with other likeminded associations and organizations ~~and take other steps as may be necessary~~ to promote the interests of the ~~area neighborhood and its resident owners~~ Organization Association
- 6.7. To raise funds, accept gifts and administer funds
8. To promote emergency readiness, safety and the general well-being of the community

#### ARTICLE IV - MEMBERSHIP ~~FOUR~~

The ~~corporation~~ Association shall have ~~one two (21)~~ classes of members, 1) member who shall be resident owners or renters living within the above-described ~~West Bellevue Lochleven and area 2)~~ or owners of commercial or rental properties located within Lochleven, all with a single vote.

#### **ARTICLE V – PLACE OF BUSINESS**

~~The location and principal place of business of the Association at any time shall be at the address of the registered agent for the association or the President of the Association. home address of the current President and, during absences of the President for more than ninety days, at the home address of the current Vice President. These addresses shall for each new year, be filed with the Secretary of State and the King County Auditor immediately after the election of the Corporations (I do not believe the King County Auditor needs the info.) Also a registered agent is needed for the State. The address of the initial registered office shall be the West Bellevue Community Club Lochleven Community Association, 100 Tally Building, 200-112th NE, Bellevue, WA, King County, Washington, 98004, and the name of the initial registered agent at this address shall be William W. Treverton.~~

#### **ARTICLE VI - DIRECTORS**

~~The minimum number of directors constituting the initial of the Board of Directors of the Corporation shall be five (5) and the maximum of seven (7). The names and addresses of the persons who are to server as the initial directors of the corporation are as follows: The management of the Association shall be vested in a Board of Directors. The number of directors, and the method of selecting directors shall be fixed by the Bylaws of the association provided that the directors be no less than three (3)~~

1. ~~Archie Seat~~ \_\_\_\_\_ 96<sup>th</sup>
2. ~~Lorriane Berg~~ \_\_\_\_\_ 99<sup>th</sup>
3. ~~James Erickson~~ \_\_\_\_\_ NE 1<sup>st</sup>
4. ~~Gordan Gilbert~~ \_\_\_\_\_ NE 1<sup>st</sup>
5. ~~? Pyles~~ \_\_\_\_\_ NE 1<sup>st</sup>
6. ~~William Treverton~~ \_\_\_\_\_ NE 1<sup>st</sup>
7. ~~Thomas Volberding~~ \_\_\_\_\_ NE 1<sup>st</sup>

#### **ARTICLE SEVEN**

~~The names and addresses of Incorporators of the corporation are the same as those persons whose names and addresses appear in Article Six, above.~~

#### **ARTICLE VII – DISSOLUTION**

~~In the event the corporation is dissolved, its net assets are to be distributed~~ distributed to a succeeding Association. If no such Association exists, funds shall be distributed to a like-minded 501c3 non-profit community Association organization operating within the City of Bellevue, WA.

#### **ARTICLE VIII**

These Articles of Incorporation may be amended, after due notice as provided in RCW 24.03.165, upon receiving a vote of at least two-thirds of the votes which members present at such meeting or represented by proxy are entitled to cast.

EXECUTED IN TRIPLICATE ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2021.

Signature

Name

Title