

PALM VALLEY COMMUNITY ASSOCIATION

Town Hall Meeting

December 7, 2021

The Town Hall Meeting was held at Palm Valley Community Center, 14145 W. Palm Valley Blvd., Goodyear AZ 85395.

Board Members Present: Leif Nygaard, Thomas Hyslop, Ron Huston, Jennifer Neal, Madeline Mitchell, Sally Moore and Barbara Bosson

Management Present: Vice President Jennifer Clifford and Community Manager Susie Lumley, FirstService Residential

Guest Present: Attorney Curtis Ekmark, Carpenter, Hazlewood, Delgado & Bolen, LLP

Homeowners Present: Nancy Burton, Neil Bray, Bob Johnson, Lynn & David Barnett, Libby & Laura Mantz, Gerald & Antonina Lee, Dan Corder, Don Voight, Paul Wegeman, Mark Gama, Carlos Galindo, Gary Finlayson, Agata Nicols, Gary Lippert, Alan McDonel, Sue & John Black, Yelene Lopez, Gail & Ron Quillen, Tom Fries, Steve & Judie Stella, Charles Gray, Bruce & Paula Reigelsperger, Rick Howell, Claudia Kitto, Sandie Cannon and Murray Cat

I. Call To Order

- A. The meeting was called to order at 5:34 P.M. by President Leif Nygaard.
- B. Board members, management representatives and legal council were introduced to the membership.

II. Purpose of Meeting

- A. Leif welcomed the membership and explained the purpose of the meeting is to allow opportunity for homeowner questions regarding upcoming ballot items as well as an opportunity for homeowners to meet board of director candidates.

III. Minutes from Prior Annual Meeting

- A. The 2020 annual membership meeting minutes were provided as a handout and homeowners were provided an opportunity to ask questions related to the meeting minutes. Approval of prior meeting minutes is a standard ballot item each year.

IV. IRS Ruling 70-604

- A. Homeowners were provided an opportunity to ask questions related to IRS Ruling 70-604. Approval of this ruling is a standard ballot item each year.

V. CC&R Amendment Article IV, Section 2(p)(vii)

- A. Full text of the amendment was provided as a handout and homeowners were given the opportunity to ask questions related to the proposed amendment.

VI. CC&R Amendment Article IV, Section 3

- A. Full text of the amendment was provided as a handout and homeowners were given the opportunity to ask questions related to the proposed amendment.

VII. Meet the Candidates

- A. Board of Director candidates present at the meeting were given the opportunity to introduce themselves to the membership.
- B. Candidates Madeline Mitchell, Dan Corder, Carlos Galindo, Mark Gama and Yelene Lopez introduced themselves to the membership.

VIII. Adjournment of Meeting

- A. The meeting was duly adjourned at 7:00 P.M.
- B. The Annual Membership Meeting will be held Tuesday, January 11th, 2022 at 5:30pm at Palm Valley Community Center. A new green ballot will be mailed shortly to replace the previously mailed yellow and blue ballots.

Respectfully submitted, Susie Lumley, Acting Recording Secretary