

MOUNTAIN PARK RANCH HOMEOWNERS ASSOCIATION

Board of Directors Meeting
15425 S. 40th Place, #4
Phoenix, AZ
July 28, 2026 5:00PM

Executive (Closed) Session

(In closed session the board meets to discuss items pursuant to A.R.S. Sections 33-1804 (A) 1, 2, 3, 4, and/or 5.)

ARS 33-1804(A)/33-1248(A)– Open Meeting Law

Members not allowed to attend for the following reasons:

- Legal Advice
- Pending or contemplated litigation
- Personal, health or financial information about member, employee or contractor
- Job performance, compensation or health records of individual employee
- Member's appeal of violation or penalty (unless member requests to hold in open)

AGENDA

1) Call to Order

2) June Meeting Minutes – Discussion Only

- a) June 30 Meeting Minutes
- b) July 7 Meeting Minutes

Pg 1
Pg 2

3) Items requiring Board Discussions, Decisions and/or Approvals:

- A) Acc 2840639 – Unresponsive to Violations Lawsuit – Vote Required Pg 3-18
- B) Acc 2842430 – Shared lot to lot wall Update– Information Only Pg 19-25
- C) Acc 2837893 – Trellis denial ADRE Complaint Response– Information Pg 26
- D) Pool Monitor Incident – Information Pg 27
- E) Attorney Collection Report – Informational only Pg 28
- F) Attorney Violation Report – Informational only Pg 29-30

4) Adjournment