



All Residents can see this Invoice

MULCAHY LAW FIRM, P.C.

3001 E. Camelback Rd., Suite 130
Phoenix, Arizona 85016

Date: July 1, 2019

Billed through: June 30, 2019

Email: jyoung@mulcahylawfirm.com

Phone No. 602-424-4135 ext. 309

Tax ID Number: 86-0842765

The Dobson Association, Inc.

Attn: Board of Directors

2719 South Reyes

Mesa, Arizona 85202

Matter No: 7824-001

Invoice No. 183949

DATE	DESCRIPTION	HOURS	AMOUNT	TIMEKEEPER
MATTER:	7824-001			
RE:	<i>General Account</i>			
Jun-04-19	Review and finalization of email response to Ron regarding meeting minutes	0.20	70.00	BEM
	Review email thread between Ron, Jeff and Ben regarding: meeting minutes	0.10	27.50	PM
	Drafted response email to Ron regarding: board meeting minutes/video recording	0.50	137.50	PM
Jun-05-19	Telephone call with Ron Ricci regarding issues with Board member, harassment, possible breach of fiduciary duties by board member, remedies; review of email from client regarding same: strategy regarding censure, resolution, no contact letter to Ben Smith, other legal options	0.80	280.00	BEM
	Review and finalization of Letter to Ben Smith and Resolution regarding same	0.20	70.00	BEM
	Preparation for call and call with manager/Board Member regarding Board Resolution and censure	0.60	210.00	BEM
	Review email from Lynelle regarding: records request from Ben Smith; drafted email	0.10	27.50	PM

response regarding: emails provided for Ben Smith records request

	Drafted letter to Ben Smith regarding: recent behavior on nextdoor/harassment; drafted censure resolution for Board meeting on June 6th regarding Ben Smith	2.00	550.00	PM
	Review email correspondence between Lynelle/Ben regarding: selective enforcement	0.10	27.50	PM
Jun-06-19	Review email from Ron regarding: Ben Smith nextdoor videos	0.10	27.50	PM
	Drafted updates to letter to Ben Smith and censure resolution for Ben Smith; calculated legal fees related to Ben Smith's requests/records requests	1.00	275.00	PM
	Review email from Lynelle regarding: architectural control committee roundup newsletter from 1998	0.10	27.50	PM
Jun-07-19	Review of the email from Jon Dessaulles office regarding Mr. Smith; telephone conference with Board President regarding same; drafted response email to Ron Ricci regarding same	1.20	420.00	BEM
	Review emails from Lynelle regarding: architectural guidelines questions; drafted responses to questions regarding: architectural guidelines/parking	1.00	275.00	PM
	Drafted final changes to email to Lynelle regarding: recommendations for architectural guidelines	0.40	110.00	PM
	Review letter from Jonathan Dessaulles; drafted email to Association regarding: same	0.30	82.50	PM
	Review email exchange between Ben Smith and Ron Ricci regarding: "dossier"; drafted email response regarding: same	0.20	55.00	PM
	Review and finalization of email to manager regarding enforcing rules, guidelines, etc.	0.20	49.00	BB
Jun-10-19	Review of emails and strategy regarding responding on Ben Smith allegations; review of ethical rules regarding same	0.60	210.00	BEM

Review of Smith file regarding attorney-client privilege; strategy regarding release of files requested	0.40	140.00	BEM
Review and finalization of opinion/response to Jon Dessaulles regarding dossier	0.20	70.00	BEM
Strategy regarding multiple emails from Board Member Ben Smith and next actions the Board needs to take to protect itself from litigation	1.20	420.00	BEM
Review and finalization of opinion regarding CCRs - Architectural Control Committee - DRAC	0.50	175.00	BEM
Review email from Jonathan Dessaulles regarding: dossier; drafted email to Ron Ricci regarding: "dossier" request; drafted response email to Jonathan Dessaulles regarding same	0.40	110.00	PM
Review email from Lynelle regarding: April/May invoices request from Ben Smith; drafted email response to Lynelle regarding: same	0.20	55.00	PM
Review email from Ron Ricci regarding: McNally v. Sun Lakes; strategize regarding: executive sessions/ future communications from Ben Smith and options	0.60	165.00	PM
Review letter from Jonathan Dessaulles dated June 7, 2019; strategize letter to Board regarding: same, including notice to insurance; strategize regarding: response to Jonathan Dessaulles regarding: same	0.50	137.50	PM
Review records request email from Ben Smith for past 4 weeks of communication from Mulcahy to Ron Ricci	0.10	27.50	PM
Review email from Jonathan Dessaulles	0.10	27.50	PM
Begin drafting letter to the Board regarding: correspondence from Jonathan Dessaulles	1.00	275.00	PM
Drafted email to Jonathan Dessaulles regarding: caliber/dossier	0.10	27.50	PM
Continue drafting language to letter to Board regarding: Benjamin Smith requests/next steps	0.50	137.50	PM

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Ju

Jun-11-19	Review email from Jonathan Dessaulles regarding: dossier	0.10	27.50	PM
	Review letters regarding: wall issue	0.30	82.50	PM
	Review letter to Board regarding executive session; strategize regarding: executive session protocol regarding: Benjamin Smith	0.30	82.50	PM
	Review governing documents regarding: common wall/party wall; review assessor website regarding: wall issue	0.50	137.50	PM
Jun-12-19	Review email from Lynelle regarding: Dossier	0.10	27.50	PM
	Drafted email to Lynelle regarding: questions/details for shared wall issue	0.10	27.50	PM
	Review email from Lynelle regarding: shed issue at [redacted]; drafted email response regarding: same	0.10	27.50	PM
	Review attachments from Lynelle regarding: shed; strategize regarding: response and prior opinions to Board on shed	0.50	137.50	PM
	Review email from Lynelle and Ron regarding: letter to Ben Smith and resolution	0.20	55.00	PM
	Drafted email to Lynelle regarding: response to Ben Smith regarding: Caliber; drafted email to Lynelle regarding: clarification regarding: shed	0.20	55.00	PM
	Review and strategy regarding shed issue	0.20	49.00	BB
Jun-13-19	Revisions to response letter to Mr. Smith's attorney; drafted response email to manager regarding who can attend the executive session	1.30	455.00	BEM
	Drafted email to Lynelle regarding: shed enforcement options	1.10	302.50	PM
	Called city of Mesa regarding: outdoor snake restrictions in residential neighborhood	0.20	55.00	PM
	Finalize legal opinion to Lynelle regarding shed questions	0.30	82.50	PM
	Finalize letter to Board regarding: Benjamin Smith; drafted email to Jonathan Dessaulles	0.30	82.50	PM

	regarding: records requests/attorneys' fees; drafted email to Ron Ricci regarding: Jonathan Dessaules' email regarding: dossier			
	Strategize regarding: common wall issue in community regarding: maintenance/costs responsibility\	0.20	55.00	PM
	Spoke to Ron Ricci regarding: Ben Smith recent records request; upcoming Board executive session and responses to Jonathan Dessaules letter regarding: Ben Smith	0.50	137.50	PM
	Reviewed Association governing documents (5) regarding boundary/party wall and prepared summary of relevant information	0.70	171.50	AG
	Review, strategy and finalization of email to manager regarding shed issues	0.30	73.50	BB
Jun-14-19	Review of file regarding issues raised by Ben Smith	0.50	175.00	BEM
	Review of email records to respond to request by Board Member for all emails as per Ben Smith's records requests	0.70	245.00	BEM
	Review email from Ron Ricci regarding: Ben Smith June 8th records request; drafted email response regarding: same	0.20	55.00	PM
	Strategize regarding: Ben Smith records requests/response to Jonathan dessaules regarding: "dossier" and executive session	0.30	82.50	PM
	Drafted email to Jonathan Dessaules regarding: "dossier"	0.30	82.50	PM
Jun-17-19	Putting together records for records request for Ben Smith (due June 21st)	0.70	192.50	PM
	Begin drafting legal opinion regarding: shared wall for	0.50	137.50	PM
Jun-18-19	Put together all records for Ben Smith records request; drafted emails to Association regarding: records request disclosure due June 21, 2019	1.00	275.00	PM
	Review email from Lynelle regarding: records request from Ben Smith; drafted email response regarding: same	0.20	55.00	PM

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Ju

Jun-19-19	Begin drafting legal opinion regarding common wall issue; drafted email to Lynelle regarding: clarification on issue; review response regarding: initial violation letter regarding: same	1.50	412.50	PM
	Review and strategy regarding wall issue	0.20	49.00	BB
	Review two emails from Lynelle regarding: successor architectural committee; drafted email responses regarding: meeting minutes in 1998	0.20	55.00	PM
	Drafted changes to letter to Ben Smith and Censure in line with Ron and Lynelle's comments	0.30	82.50	PM
	Drafted final updates to letter to Ben Smith (Jonathan Dessauls regarding: behaviors); drafted final changes to censure regarding: same	0.20	55.00	PM
	Review Mesa/AZ laws regarding: boundary fences; research for legal opinion regarding boundary fences	0.20	55.00	PM
	Review. documentation from Lynelle, including letter from attorney regarding: neighbor/tree dispute and view issue; drafted email to Lynelle for more details regarding: same	0.40	110.00	PM
	Review plat map and Declaration for Laguna Shores regarding: view easements	0.50	137.50	PM
	Review Mesa research and state of Arizona research regarding: boundary walls; drafted changes to legal opinion regarding: boundary walls	0.50	137.50	PM
	Drafted legal opinion regarding: trees at [redacted] and proposed response to neighbors	0.50	137.50	PM
	Performed research and reviewed City of Mesa Ordinances and relevant information regarding walls/fences/property lines	0.60	147.00	AG
	Reviewed AZ case law regarding boundary walls/fences and synthesized findings	0.50	122.50	AG

Date:	Jul 1, 2019	Matter No:	7824-001	Inv. No.	183949	J
Jun-20-19	Review and strategy regarding Letter to Ben Smith	0.20	70.00	BEM		
	Review and strategy regarding Resolution regarding Ben Smith	0.20	70.00	BEM		
	Review party wall issue, review legal opinion regarding same	0.40	98.00	JR		
	Strategized regarding common wall responsibility	0.20	55.00	LV		
	Finalize common wall opinion	0.20	55.00	PM		
	Spoke to Ron Ricci regarding: open meeting tonight and executive session for 6/24/19	0.30	82.50	PM		
	Drafted letter to _____ regarding: ficus trees	0.80	220.00	PM		
	Review and finalization of email to manager regarding neighbor-to-neighbor tree issue	0.20	49.00	BB		
	Review and finalization of letter to _____ regarding request to have nieghbor remove trees	0.10	24.50	BB		
Jun-21-19	Strategized regarding Nextdoor issue and disclosure of legal opinion	0.30	82.50	LV		
	Spoke to Ron Ricci regarding: executive session for Monday	0.10	27.50	PM		
	Drafted email to Jonathan Dessaulles regarding: date of executive session	0.10	27.50	PM		
	Drafted changes to letter regarding: common wall dispute/review self-help provision in architectural guidelines	0.20	55.00	PM		
	Spoke to Lynelll regarding: meeting minutes	0.30	82.50	PM		
	Review email from Lynell regarding: Nextdoor; spoke to Ron regarding: posting on Next door by Ben Smith	0.10	27.50	PM		
	Strategize regarding: posting on next door by Ben Smith/question by Ron regarding: libel; strategize regarding censure	0.50	137.50	PM		

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183949

Ji

	Review two emails from Lynelle regarding: Ben Smith records request; drafted response emails regarding: same	0.10	27.50	PM
Jun-24-19	Review and strategy regarding NextDoor posts by Ben Smith	0.20	70.00	BEM
	Review of opinion regarding shared walks and maintenance needed on wall, cost to maintain, how to get the owner to pay 50%, strategy regarding same; review of documents regarding same	0.50	175.00	BEM
	Review thread on Next Door from 6.22.19 including Ben Smith's comments; review email from Ron to the Board regarding: Ben Smith's communications with the Board and our firm; review email from Ron to Board regarding: executive session tonight	0.30	82.50	PM
	Review Saratoga Unit 2 CC&Rs regarding: self help; finalize legal opinion regarding: common wall issue	0.30	82.50	PM
	Drafted email to Lynelle regarding: posting on Nextdoor by Board suggestion	0.10	27.50	PM
	Spoke to Lynelle regarding: executive session 6.24.19	0.30	82.50	PM
	Review recommendations from Lynelle regarding: building board trust; review executive session agenda for 6.24.19; drafted response email to Lynelle regarding: same	0.20	55.00	PM
Jun-25-19	Review of email from Ben Smith (forwarded from Ron Ricci) to Ron/Mike/Jeff	0.10	35.00	BEM
	Review emails from Lynelle regarding: next door postings by Ben Smith; board decision to make official nextdoor account	0.10	27.50	PM
	Review email from Ben Smith regarding: trust; review VM from Ron Ricci regarding: executive session on 6.24.19	0.20	55.00	PM
	Drafted updates to legal opinion regarding: common wall issue	0.20	55.00	PM
	Review email from Lynelle regarding: next	0.10	27.50	PM

door posting by Ben Smith and others related to
Mulcahy Law Firm

	Review email from Lynelle regarding: executive session motions on 6.24.19; review records request from Ben Smith dated 6.25.19 for law firm communications	0.10	27.50	PM
Jun-26-19	Review of file and strategy regarding Next Door Posts by Ben Smith (Board Member), best manner to handle response to posts, best way to bring the Board together so that work can be accomplished this year	0.40	140.00	BEM
	Strategize with BEM regarding: Ben Smith's next door posting and records requests; drafted email to Lynelle regarding: records request and putting together documentation for Ben Smith	0.30	82.50	PM
	Drafted email to Lynelle and Ron regarding: Ben Smith Next Door postings and bar complaint against Beth Mulcahy	0.20	55.00	PM
	Spoke to Ron Ricci regarding: Ben Smith next door postings; Board sharing financial information with homeowners in records requests; Ben Smith's records requests	0.60	165.00	PM
	Search servers and emails for Ben Smith's records request regarding: compile documentation regarding same	1.00	275.00	PM
Jun-27-19	Review of email from Board President regarding vandalism at his home; drafted response email to client regarding same	0.20	70.00	BEM
	MATTER TOTALS:	42.70	\$12,405.50	
MATTER:	7824-021			
RE:				
Jun-05-19	Drafted final demand letter	0.50	92.50	BB
	MATTER TOTALS:	0.50	\$92.50	

Date: Jul 1, 2019

Matter No: 7824-033

Inv. No. 183949

Jt

MATTER: 7824-033

RE:

Jun-05-19	Drafted application for default and affidavit of default	0.40	74.00	BB
Jun-20-19	Drafted judgment paperwork	1.40	259.00	BB
MATTER TOTALS:		1.80	\$333.00	

MATTER: 7824-239

RE:

Jun-04-19	Drafted satisfaction of judgment	0.30	55.50	BB
	Drafted release of lien	0.40	74.00	BB
MATTER TOTALS:		0.70	\$129.50	

MATTER: 7824-286

RE:

Jun-14-19	Drafted application for default and affidavit of default	0.40	74.00	BB
Jun-19-19	Reviewed email from manager regarding escrow; reviewed file; drafted email in response	0.30	73.50	BB
MATTER TOTALS:		0.70	\$147.50	

MATTER: 7824-289

RE:

Jun-10-19	Reviewed email from client, violation photos and ledger; drafted email in response regarding recommendation	0.20	49.00	BB
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Date: Jul 1, 2019

Matter No: 7824-294

Inv. No. 183949

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Jun-21-19	Research regarding ownership, potential bankruptcy and trustee's sale, etc.	0.30	73.50	BB
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MATTER TOTALS:	0.50	<u><u>\$122.50</u></u>
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MATTER: 7824-294
RE:

Jun-07-19	Drafted notice of voluntary dismissal	0.30	55.50	BB
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	Drafted release of lien	0.40	74.00	BB
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MATTER TOTALS:	0.70	<u><u>\$129.50</u></u>
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MATTER: 7824-295
RE:

Jun-04-19	Telephone conference with debtor; reviewed file and ledger; calculated payoff; drafted email to debtor regarding the same	0.30	73.50	BB
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Jun-19-19	Email exchange with debtor regarding payment plan	0.20	49.00	BB
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MATTER TOTALS:	0.50	<u><u>\$122.50</u></u>
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MATTER: 7824-304
RE:

Jun-04-19	Drafted final demand letter	0.50	92.50	BB
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MATTER TOTALS:	0.50	<u><u>\$92.50</u></u>
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Date: Jul 1, 2019

Matter No: 7824-313

Inv. No. 183949

Ju

MATTER: 7824-313

RE:

Jun-12-19	Set up, process and review file	0.40	60.00	BB
	Drafted violation letter	1.10	203.50	BB
	MATTER TOTALS:	1.50	\$263.50	

TOTAL FEES

50.10 \$13,838.50

COSTS BY MATTER NO.

MATTER: 7824-001

RE: General Account

May-31-19		24.20
	Copies 121 @ .20	
Jun-03-19	Flash Delivery, Inc.	21.95
	Delivery to The Dobson Assoc. 5/21/19	
	MATTER TOTALS:	\$46.15

MATTER: 7824-239

RE:

Jun-05-19	Maricopa County Recorder's Office	9.00
	Recorded Documents	
	MATTER TOTALS:	\$9.00

MATTER: 7824-294

RE:

Jun-07-19	Maricopa County Recorder's Office	9.00
	Recorded Documents	

Date: Jul 1, 2019

Matter No: 7824-294

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Jun-16-19

Liddy Legal Support Services

36.40

Attempted Service on

13/19

MATTER TOTALS:

\$45.40

TOTAL COSTS

\$100.55

PAY THIS AMOUNT (Total Fees & Costs Due on this Invoice)

\$13,939.05

Previous Balance

11,972.90

Previous Payments

11,972.90

Balance

\$13,939.05

NET 30 DAYS

PAYMENT DETAILS

Jun-10-19

11,972.90

Pymt. applied to invoice

Total Payments

\$11,972.90