

CIVANO 1: NEIGHBORHOOD 1 ASSOCIATION ADMINISTRATIVE RESOLUTION #11-02

WHEREAS, Article VII, Section 7.2.2 of the Second Amended and Restated Bylaws (the "Bylaws") of Civano 1: Neighborhood 1 Association, Inc. ("Civano 1") authorizes the Board of Directors (the "Board") to enforce all applicable provisions of the Governing Documents for Civano 1; and

WHEREAS, Article 11, Section 11.2 of the *Amended and Restated Declaration of Covenants Conditions and Restrictions for Civano 1: Neighborhood 1* (the "CC&Rs") empowers the Board to adopt, amend, and repeal rules and regulations pertaining to all aspects of the Association's rights, activities and duties; and


WHEREAS, the Board desires to re-affirm and authorize the following: (A) the voting rights of owners who have delinquent assessment accounts; (B) the use of mail-in ballots in place of voting at the Annual Meeting to fill vacant Board positions; and (C) clarification of some of the procedures that apply when mail-in ballots are used.

NOW, THEREFORE, the Board of Directors hereby re-affirms and adopts the following Administrative Resolution which will be applicable to the 2011 and all future elections, and will remain in place until or unless modified or rescinded by the Board:


1. That all Parcel/Lot Owners in Civano 1: Neighborhood 1 shall be allowed to vote in elections even though they may be delinquent in their obligation to pay assessments or other charges to the Association. This action is taken in accordance with Section 3.1.3 of the Bylaws, which gives the Board the discretion to decide whether or not to suspend the voting rights of delinquent Owners in Civano 1.
2. In accordance with Section 5.2.2 of the Bylaws and with A.R.S. 10-3708, the use of written mail-in ballots is authorized to conduct the annual election to fill expiring terms on the Board.
3. In accordance with A.R.S.10-3708(C)(1), the quorum for an election by written mail-in ballot is the same as the quorum that would be required for voting at an Association meeting. Section 4.4 of the Bylaws establishes that the quorum for a vote of Owners at an Association meeting is 15% of the total votes in the Association; therefore, this is the quorum requirement that applies in elections held by written mail-in ballots.

DATED this 15th day of March, 2011.

CIVANO 1; NEIGHBORHOOD ASSOCIATION,
An Arizona non-profit corporation

By: 
Its: President

ATTEST:


Vice President

Approved by the Board of Directors on March 15, 2011