

**Dorado Country Club Estates Block 70 HOA**  
**Board of Directors Regular Open Monthly Meeting**

**AGENDA**

**May 21, 2026 – 5:30pm (via zoom)**

**Link:** <https://us02web.zoom.us/j/82484042990?pwd=qlif2z7WFpoOOPlIRbVRSOXIb3cRkc.1>

- I. Call to Order: Dave Harris, President
- II. Determination of Quorum: Representative, Pride Management
- III. Approval of April 30, 2026 Board of Directors Meeting Minutes (motion required)
- IV. Financial Review (April): Todd Abelson, Secretary
- V. Old Business:
  - A. Comments and further discussion regarding previously presented Resolution to adopt clarified “Rules and Regulations” re: Architectural Control within Block 70 HOA
  - B.
- VI. New Business:
  - A. Meeting Notice and Agenda Preparation Requirements resulting from AZ Court of Appeals case AZHN Revocable Trust v. Sunland Springs Village Homeowners Association  
**MOTION:** I (\_\_\_\_) move that \_\_\_\_\_ of the Block 70 HOA be responsible for the preparation of the agendas for both executive and open board meetings
  - B. FY 2026-2027 Budget presentation including updated “Assessment Dues Increase Model” data from FY 2023-2024 (motion required)
  - C.
- VII. Committee reports:
  - A. Pool (Todd)
  - B. Landscape (Todd)
  - C. Road (needs a chair)
  - D. Master Association (Rosemary)
- VIII. Homeowner Open Forum
- IX. Next Board of Directors Regular Monthly Meeting: June 18, 2026 – 5:30pm (via Zoom)
- X. Adjournment: (motion required)
- XI. Executive Session
  - A. Status of remaining collection account from Attorney’s office
  - B.

\* No final decisions will be made in executive session; any formal action will occur at a properly noticed open meeting\*