

**THREE CANYONS RANCH MASTER HOMEOWNERS' ASSOCIATION
MINUTES V.1 July 19, 2025**

1. CALL TO ORDER

By: Vice President / acting President Lynn Mattingly
Where: Palominas Fire District Training Center
Date: July 19, 2025 Time: 9:30 AM

2. BOARD QUORUM/INTRODUCTIONS

Section	Representative	Directors Present	Directors Absent
19	Jill Waterman	X	
20E	Will Platt		X
20W	Lynn Mattingly *	X	
21	Philip Isaacson	X	
22	Mike Jones	X	
23	Mike Needham	X	
24	Ben Tyler	X	
26	JoAnne Ehasz	X	
27	Jack Bender	X	
28	Stacy Smith	X	
29	Dean Frazeur	X	

*VP/Acting President

3. MEETING GROUND RULES

- a) An Open Call to Members & Member feedback prior to board vote is limited to 3-minutes per topic.
- b) Per the latest Arizona Revised Statutes, board discussion & actions are limited to the published agenda.

4. OPEN CALL TO MEMBERS (11 Members Present)

Comments from members – note that board discussion & actions are limited to the published agenda (per Arizona Revised Statues).
Wayne Meckling raised concerns re: speed bumps and culverts. Deferred agenda item to BOD Discussion Item (see BOD Minutes 2025 July 19)

5. CLOSE OF VOTING

All ballots counted and confirmed by the Voting Committee (Jerilee Mattingly, Anne Thompson, Stacy Smith)

6. ELECTION RESULTS (Odd # Sections)

Jill Waterman: 343 Votes- Section 19
Phillip Isaacson: 605 votes-Section 21
Mike Needham: 343 Votes-Section 23
Jack Bender: 344 Votes-Section 27
Dean Frazeur: 355 Votes-Section 29

Total Votes Cast: 1990
Total Number of Memberships: 12246
Percent of eligible votes cast: 16.25%

The above Section Directors serve a 2-year term July 2025-July 2027

7. OPEN CALL TO MEMBERS

No new comments

8. ADJOURNMENT: 0937 by Lynn Mattingly

Submitted by

Stacy Smith, Secretary

Date: 2025 July 19

Reviewed by:

Lynn Mattingly, President

Ben Tyler, Vice President