

DORADO MASTER ASSOCIATION

RULES COMMITTEE

Committee report for March 18, 2026 Master Board Meeting

The committee met on March 12th.

As the committee had received approval at the February meeting to go forward and submit the proposed CC&R document to the HOA attorney for review, the information packet was reviewed and will be updated as necessary. It is anticipated that the packet will be sent to the attorney no later than March 31st.

The committee determined it must be stressed to the directors and the presidents that their assistance going forward is essential. This will start with each sub association providing current homeowner information (legal name of property owner(s), mailing address, phone number, and email address) so that voting packets can be sent with as much accuracy as possible when that time comes. The deadline for the receipt of this information is April 30th although it is hoped most will be received prior to that time. The homeowner information should be sent to the committee chair, Sue Teaney.

The marketing plan for the revised CC&R is currently being discussed and developed. Again, this is where director and president participation is essential. The content of the prior document was not the reason it was not approved – it was overwhelmingly approved by over 73% of the votes cast - but instead, it was the lack of homeowner voting that caused the prior CC&R not to be approved. It is important the directors and presidents get their homeowners to vote.

The committee will ask David Bills for his assistance in providing counsel to the committee. Although no longer actively involved, David played a major role in the first CC&R attempt, and his knowledge of the more technical issues and processes will be invaluable going forward.

The remainder of the meeting involved a discussion of alternatives of obtaining funding for projects as spelled out in other governing documents, a reserve study and the funding reserve accounts.

The next meeting is scheduled for April 7, 2026 at 1:00 pm

Respectfully submitted,

Sue Teaney, Chair