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Cottonwood Ranch Homeowners Association  
c/o Vision Community Management  
16625 S. Desert Foothills Pkwy  
Phoenix, Arizona 85048

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**CONTINUED AUTHORITY TO REGULATE PUBLIC ROADWAYS**

WHEREAS, the Cottonwood Ranch Homeowners Association ("Association") is governed by the Declaration of Covenants, Conditions and Restrictions for Cottonwood Ranch, and recorded at Instrument No. 89-566573, records of Maricopa County, Arizona (the "Declaration") and any amendments thereto;

WHEREAS, the Final Plat for Cottonwood Ranch dedicates certain streets within the community to the public;

WHEREAS, Arizona Revised Statute § 33-1818 (B)(1) provides that "Not later than June 30, 2025, the planned community shall call a meeting of the membership on the question of whether to continue to regulate public roadways;

WHEREAS, the Members of the Association seek to continue and retain authority to regulate the public roadways within the community as set forth on the Final Plat and in connection with the provisions found in the Declaration;

WHEREAS, the Association held a duly noticed Special Meeting of the Members on April 5, 2025 at which a quorum of Members entitled to cast at least ten percent (10%) of the votes of the Association were present;

WHEREAS, a majority of the Members at the Special Meeting of the Members voted for the Association to retain authority over the public roadways within the community pursuant to the Final Plat and Declaration;

NOW, THEREFORE, the Association has met the necessary threshold as set forth in Arizona Revised Statute § 33-1818 (B) and shall continue to have authority to regulate the public roadways in connection with and as set forth in the Final Plat and Declaration.

**Certificate of Adoption**

I HEREBY CERTIFY that the foregoing is true and correct, and a majority of Members voted, at a duly noticed Special Meeting of the Members at which quorum was present, for the Association to continue to have authority to regulate the public roadways within the community in compliance with Arizona Revised Statute § 33-1818 (B). I further certify that all requirements for this document as set forth in the Recitals was met.

DATED this 25 day of APRIL, 2025.

Cottonwood Ranch Homeowners Association

Brian Ketterling

By:

Its: President

STATE OF ARIZONA       )  
  ) ss.  
County of Maricopa       )

On this, the 25<sup>th</sup> day of April, 2025, before me, the undersigned Notary Public, personally appeared Brian Ketterling, and he/she, as the President of the Cottonwood Ranch Homeowners Association being so authorized, executed the foregoing instrument for the purposes therein express and contained.

WITNESS my hand and seal.

Alex Espinoza

My commission expires: 12/13/25

