

**RESOLUTION OF THE BOARD OF DIRECTORS OF
THE CHULA VISTA HOMEOWNERS ASSOCIATION RELATING
TO CONDUCTING BOARD MEETINGS**

The Board of Directors (“Board”) of the CHULA VISTA HOMEOWNERS ASSOCIATION (“Association”), having duly noticed and convened a meeting of the Board pursuant to A.R.S. §33-1804, hereby adopts the following resolution by a majority vote:

WHEREAS, under the present circumstances, the Association has not adopted rules for Board meetings;

WHEREAS, facts have arisen that indicate to the Board that the best interests of the Association are served by adopting rules for Board meetings;

WHEREAS, capitalized terms used in the Resolution shall have the same meanings as defined in the CC&Rs, Articles of Incorporation, Bylaws and Rules; and:

WHEREAS, having duly deliberated on and investigated the relative merits of enacting rules for Board meetings, the Board adopts the following Resolution to be inserted in the minute book of the corporation:

IT IS HEREBY RESOLVED: The following rules are hereby adopted for Board meetings:

1. The Chair presides over the Association meetings.
2. Directors may speak only when recognized by the Chair.
3. In most cases, the Chair will recognize each Director after every report.
4. In most cases, the Chair will recognize each Director on each motion.
5. There are no deliberations without a seconded motion on the floor.
6. A Director who has the floor may only be interrupted by a point of order or a privileged motion.
7. In deliberations, all communications are directed to the Chair.
8. Directors may respectfully disagree with one another.
9. Directors who are on the losing end of a motion must support the decision of the majority.
10. Directors may neither deliberate nor vote on a matter in which they have an interest. This includes, but is not

limited to, all matters related to property they own within the Association. They must leave the room when the Board deliberates and votes on the issue.

11. The Chair only votes to make or break a tie.
12. Individual directors have no authority to bind the Association.
13. A majority of the Board may vote to add or remove an agenda item.

Rules for Owners and Residents attending Meetings

14. Members may only speak when recognized by the Chair during the Call to the Public or when called upon by the Chair for a point of clarification or additional information on the item being discussed by the Directors.
15. A Member who has the floor may only be interrupted by a point of order or a privileged motion or when the allotted time has expired..
16. Members must address all comments and questions to the Chair. They may not have “sidebars” among themselves.

17. Members may respectfully disagree with each other.
18. The Chair welcomes the submission of requests to address the Board in the form of online forms, email or handwritten forms available at meetings. Members will kindly keep their oral remarks at Board meetings to observations and suggestions. The directors should not be subjected to cross-examination type questions.
19. If a factual circumstance presents that is not addressed by these rules, Roberts Rules shall be utilized.

THIS RESOLUTION was adopted on January 15th, 2020 after full deliberation and a majority affirmative vote of the Board.

President

Secretary