

**RESOLUTION 2023-2**

**A RESOLUTION OF PINEY-Z HOMEOWNERS ASSOCIATION, INC.,  
(PZHOA)**

**MODIFY REFERENCE TO “PINEY-Z PHASE 12 HOMEOWNERS ASSOCIATION, INC.” TO  
“PINEY-Z HOMEOWNERS ASSOCIATION, INC. (PZHOA)”**

**WHEREAS**, Piney-Z Phase 12 Homeowners Association, Inc., is defunct, lacks any funding, and has been voluntarily dissolved per the Division of Corporations; and

**WHEREAS**, although the Phase 12 association is no longer active, the Declaration still gives that corporate entity the authority to manage the Phase 12 subdivision; and

**WHEREAS**, without an active association, Phase 12 is severely limited in how it can fulfill its obligation to maintain common areas and enforce the restrictions found in its covenants; and

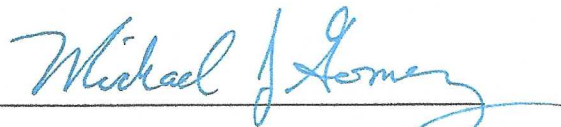
**WHEREAS**, the adoption of this Resolution would fully shift the administration of the Phase 12 subdivision to the PZHOA, the same corporate entity which already administers the other Piney-Z phases and provides some administrative oversight to Phase 12; and

**WHEREAS**, this resolution will ensure that common areas can be properly maintained, covenants can be enforced, and governing documents can be kept up to date with changes in laws and owner preferences; and

**WHEREAS**, this resolution corrects the Developer’s incorrect Declaration title. The title to the Phase 12 Declaration will be made consistent with the plat on record for Phase 12.

**NOW, THEREFORE, BE IT RESOLVED** as approved by 2/3 of the Phase 12 homeowners, that the Declaration of Covenants, Conditions, and Restrictions of Piney-Z Phase 12 Homeowners Association, Inc. be amended to be the PZHOA.

**AS ADOPTED ON THIS 21ST DAY OF FEBRUARY 2023 BY THE PINEY-Z HOA BOARD OF DIRECTORS.**



Michael J. Gomez, Piney-Z HOA President

**ATTEST:**



Russell Pfof, Piney-Z HOA Secretary