



# Mulcahy Memo – January 2016

Published for clients and friends of the Mulcahy Law Firm, P.C.

by Beth Mulcahy, Esq.

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## Dear Clients and Friends,

Happy New Year! I hope 2016 is a year of happiness and success for you and your association.

As you may know, the Arizona Legislature started the Fifty-Third First Regular Session on Monday, January 11, 2016. Our firm anticipates that there will be numerous community association bills introduced this legislative session. We will keep you in the loop and informed via our "Answers Blog" regarding the content and status of all community association bills during the legislative session.



Beth  
Mulcahy,  
Esq.

Every week during the legislative session, Mulcahy Law Firm P.C. will provide a summary of proposed bills impacting community associations. You will be able to view the current summary by going to the firm's website, click on the 'Publication' tab and scroll to Legislative Updates. You will find "2016 Legislative Updates" with the current date.

Mulcahy Law Firm, P.C. is already closely monitoring four bills (SB1088, HB2106, HB2172 and HB2382) that directly pertain to community associations. HB2382, pertaining to amendment of a declaration in a condominium or planned community and HB2106, giving a 30 day enforcement grace period to owners for violations regarding the condition of their property, are the most problematic at this point in my opinion.

This winter/spring, our firm will be teaching 16 FREE Community Association classes. These classes will be taught all around the valley. Please click [here](#), or scroll down to the bottom of this memo to find classes near you.

Also, don't forget to register for Brunch With Mulcahy on February 8, 2016. This seminar is filling up quickly. Please click [here](#) for more information and to register. We look forward to seeing you there!

Also, we offer additional tips and HOA information on our Facebook page. [Follow us on Facebook!](#)

Sincerely,  
Beth Mulcahy, Founder and Senior Partner  
Mulcahy Law Firm, P.C.

## **2016 Spring HOA classes**

**Taught by: Mulcahy Law Firm, P.C.**

Listed below is a summary of all Mulcahy Law Firm, P.C. Spring classes. For a full description including location information, please scroll down.

### **January**

- 1/21: 1:00-3:00 p.m.- Tempe HOA Class
- 1/28: 6:00 - 8:00 p.m.- Tempe HOA Class

### **February**

- 2/9: 6:00 - 8:00 p.m.- Southwest Valley HOA Summit
- 2/9: 7:00 - 8:00 p.m.- Chandler Mayor's Summit
- 2/11: 6:00 - 8:00 p.m.- Phoenix HOA Academy
- 2/20: 12:15 - 2:45 p.m.- Peoria HOA Academy
- 2/25: 1:00 - 3:00 p.m.- Scottsdale HOA Academy
- 2/25: 6:00 - 9:00 p.m.- Association of Condominiums and Homeowners of Sun City West (ACHO) Leadership Training Academy

### **March**

- 3/23: 12:00 - 1:30 p.m.- Chandler HOA Academy
- 3/30: 12:00 - 1:30 p.m.- Chandler HOA Academy

### **April**

- 4/5: 1:00 - 2:30 p.m.- Glendale HOA Academy
- 4/6: 12:00 - 1:30 p.m.- Chandler HOA Academy
- 4/9: 8:00 a.m. - 2:00 p.m.- Southwest Valley HOA Summit
- 4/12: 1:00 - 2:30 p.m.- Glendale HOA Academy
- 4/14: 6:00 - 8:00 p.m.- Phoenix HOA Academy
- 4/19: 1:00 - 2:30 p.m.- Glendale HOA Academy

### **[Association of Condominiums and Homeowners of Sun City West \(ACHO\) Leadership Training Academy](#)**

- **2/25- 6:00 - 8:00 p.m.**

Beardsley Recreation Center- 12755 Beardsley Road, Sun City West, AZ 85375

- *Topic: Q & A Roundup- Any questions related to HOAs and HOA boards are fair game*

### **[Chandler HOA Summit & Academy](#)**

- **Mayor's Summit- 2/9- 7:00 - 8:00 p.m.**

Tumbleweed Recreation Center (TRC)- 745 E. German Rd., Chandler, AZ 85286

- *Topic: Communication Equals Successful Associations*

- **HOA Academy- 3/23- 12:00 - 1:30 p.m.**

Environmental Education Center (EEC)- 4050 E. Chandler Heights Rd, Chandler, AZ 85249

- *Topic: Board Member Roles and Responsibilities and The Board of Directors Code of Conduct*

- **HOA Academy- 3/30- 12:00 - 1:30 p.m.**

Environmental Education Center (EEC)- 4050 E. Chandler Heights Rd, Chandler, AZ 85249

- *Topic: HOT Topics - Pros & Cons: You Decide*

- **HOA Academy- 4/6- 12:00 - 1:30 p.m.**

Environmental Education Center (EEC)- 4050 E. Chandler Heights Rd, Chandler, AZ 85249

- *Topic: Self-Managed vs. Professionally Managed Associations - 101*

### Glendale HOA Academy

- **4/5- 1:00 - 2:30 p.m.**

Glendale Adult Center- 5970 W Brown St, Glendale, AZ 85302

- *Topics: Secrets & Available Legal Remedies For Collection of Delinquent Assessments and Board Member Roles and Responsibilities*

- **4/12- 1:00 - 2:30 p.m.**

Glendale Adult Center- 5970 W Brown St, Glendale, AZ 85302

- *Topic: Self-Managed vs. Professionally Managed Associations- 101*

- **4/19- 1:00 - 2:30 p.m.**

Glendale Adult Center- 5970 W Brown St, Glendale, AZ 85302

- *Topic: Dealing with Difficult People and Harassment; Solar Panels and Creating a Green Community*

### Peoria HOA Academy

- **2/20- 12:15 - 2:45 p.m.**

Planning & Community Development Department (Point of View conference room)- 9875 N. 85th Ave, Peoria, AZ 85345

- *Topics: HOA Parking Lot, How to Effectively Handle Rental Properties and HOT Topics-Pros & Cons: You Decide*

### Phoenix HOA Academy

- **2/11- 6:00 - 8:00 p.m.**

Burton Barr Library Auditorium- 1221 N Central Ave, Phoenix, AZ 85004

- *Topics: Top Ten Things Board Members and Owners Need to Know About Community Association Law, Secrets to Effective Collection of Delinquent Assessments, Rentals and Free Q&A*

- **4/14- 6:00 - 8:00 p.m.**

Burton Barr Library Auditorium- 1221 N Central Ave, Phoenix, AZ 85004

- *Topics: Board Member Roles and Responsibilities, Code of Conduct for the Board of Directors, Self-Managed Associations and Free Q&A*

### Scottsdale HOA Academy

- **2/25- 1:00 - 3:00 p.m.**

Mustang Library Auditorium- 10101 N. 90th St., Scottsdale, AZ 85258

- *Topic: Pros & Cons: You Decide*

### SW Valley HOA Summit

- **2/9- 6:00 - 8:00 p.m.**

Avondale City Hall- 11465 W. Civic Center Drive, Avondale, AZ 85323

- *Topic: Is Your Association in Good Health? and Reserve Fund 411*

- **4/9- 8:00 a.m. - 2:00 p.m.**

### Tempe HOA Academy

- **1/21- 1:00 - 3:00 p.m.**

Tempe History Museum- 809 E Southern Ave, Tempe, AZ 85282

- *Topics: Tips for Dealing with Difficult and Dangerous People in Associations and How to Run Effective Annual and Regular Association Board Meetings*

- **1/28- 6:00 - 8:00 p.m.**

Tempe History Museum- 809 E Southern Ave, Tempe, AZ 85282

- *Topics: Amending Association CC&Rs and How Associations Can Effectively Work with Rental Properties*

**If you have questions about these classes,  
please contact Yvonne Barron in our office at 602.241.1093.**