

**PAPAGO PARK CENTER ASSOCIATION
MEETING NOTICE AND AGENDA**

**2021 ANNUAL MEMBERS MEETING
Thursday, August 5, 2021, No Sooner Than 9:50 AM**

Papago Park Center Association meetings will be held via teleconference until further notice. The public may access the teleconference meetings by contacting the Corporate Secretary's Office at (602) 236-4398. Supplemental materials will be available on the SRP website.

Member Directors: David Rousseau, President; Pam Collins, and Susan Guerra
Declarant Directors: David Rousseau, President; John Hoopes, Vice President; and Kevin Johnson,
and Leslie C. Williams

Call to Order
Roll Call

1. **CONSENT AGENDA:** The following agenda item(s) will be considered as a group by the Board of Directors and will be enacted with one motion. There will be no separate discussion of these item(s) unless a Board Member requests, in which event the agenda item(s) will be removed from the Consent Agenda and considered as a separate item CHAIRMAN DAVID ROUSSEAU
 - Request for approval of the minutes for the meeting of August 3, 2020
2. Fiscal Year 2022 Election and Installation of Two Directors for the Papago Park Center Association SECRETARY JOHN FELTY
3. Adjourn CHAIRMAN DAVID ROUSSEAU



**NOTICE WILL BE SENT REGARDING THE NEXT MEMBERS
MEETING OF THE PAPAGO PARK CENTER ASSOCIATION**

07/29/2021

MINUTES
2020 ANNUAL MEETING OF MEMBERS OF
PAPAGO PARK CENTER ASSOCIATION

DRAFT

August 3, 2020

The fourteenth annual meeting of the Members of the Papago Park Center Association (PPC Association) convened at 1:08 p.m. on Monday, August 3, 2020, via teleconference from the Geronimo Conference Room at the SRP Administration Building, 1500 North Mill Avenue, Tempe, Arizona. This meeting was conducted via teleconference in compliance with open meeting law guidelines.

Declarant Directors of PPC Association present at roll call via teleconference were David Rousseau, President of PPC Association and SRP; John R. Hoopes, Vice President of PPC Association and SRP; and Kevin J. Johnson and Leslie C. Williams of SRP. Member Director present at roll call was Susan Guerra of Chesnut Properties.

Member Director absent at roll call was Pam Collins of Chamberlain Enterprises.

Also present via teleconference were Mark V. Pace, Director of SRP; Brian J. Koch, Treasurer of PPC Association and Corporate Treasurer and Senior Director of Financial Services of SRP; John M. Felty, Secretary of PPC Association and Corporate Secretary of SRP; Lora F. Hobaica, Assistant Secretary of PPC Association and Assistant Corporate Secretary of SRP; Nina J. Mullins, Assistant Secretary of PPC Association and Senior Director of Land and PPC Inc. of SRP; Mitchell B. Rosen, Assistant Secretary and Designated Broker of PPC Association and Development Manager of PPC Inc. of SRP; Mmes. Melissa J. Burger, Catherine E. England, and Sue Ann Perkinson of SRP; and Messrs. Scott E. Erickson, Mike Hummel, Aidan J. McSheffrey, and Michael J. O'Connor of SRP.

David Rousseau, President of PPC Association and SRP, chaired the meeting. No lessee/owners were represented at the meeting.

Voting Member in attendance, representing SRP and PPC Inc., was David Rousseau.

Consent Agenda

President and Director D. Rousseau requested a motion for approval of the Consent Agenda, in its entirety.

On a motion duly made by Director L.C. Williams, seconded by Director K.J. Johnson, the Board unanimously approved and adopted the following item on the Consent Agenda:

- Minutes of the PPC Association Members meeting on August 5, 2019, as presented.

Corporate Secretary J.M. Felty polled Directors via teleconference on Director L.C. Williams’ motion to approve the Consent Agenda, in its entirety. The vote was recorded as follows:

| | | |
|------------|---------------------------------------------------------------------------------------------------------------------------------|-----|
| YES: | Directors David Rousseau, President; John R. Hoopes, Vice President; and Susan Guerra, Kevin J. Johnson, and Leslie C. Williams | (5) |
| NO: | None | (0) |
| ABSTAINED: | None | (0) |
| ABSENT: | Director Pam Collins | (1) |

Election and Installation of Two Directors for the PPC Association Board

Using a PowerPoint presentation, John M. Felty, Secretary of PPC Association and Corporate Secretary of SRP, reminded the Members that the Board of Directors of the PPC Association was comprised of up to six members, including four Declarant Directors appointed by the PPC Inc. Board and two Member Directors to be elected by the PPC Association Members. He said that all of the Directors were elected for a one-year term.

Mr. J.M. Felty reported that, at its meeting on August 3, 2020, the PPC Inc. Board appointed John R. Hoopes, Kevin J. Johnson, David Rousseau, and Leslie C. Williams as Declarant Directors to serve on the Board of Directors of the PPC Association in Fiscal Year 2021 (FY21).

Mr. J.M. Felty announced that, in accordance with the Bylaws of the PPC Association, the election of two Member Directors was in order. He stated that the PPC Association Board had recommended two candidates: Susan Guerra, Chief Operating Officer of the Chesnut Properties LLC (Papago Gateway) and Pam Collins, Director of Property Management at Chamberlain Enterprises. Mr. J.M Felty called for additional nominations from the floor. With no other nominations being made, nominations were closed.

Roll was called, and the votes (including those cast by proxy) were tabulated as follows:

| <u>OFFICE</u> (elect two) | <u>CANDIDATE</u> | <u>TOTAL VOTES</u> |
|---------------------------|------------------|--------------------|
| Member Director | Pam Collins | 205.6 |
| Member Director | Susan Guerra | 198.7 |

Mr. J.M Felty announced that after tabulation, Susan Guerra and Pam Collins received the majority of votes cast and were each declared elected to the Board of Directors of the PPC Association to serve for a one-year term in FY21.

Copies of the PowerPoint slides used in this presentation are on file in the SRP Corporate Secretary's Office and, by reference, made a part of these minutes.

There being no further business to come before the Annual Members Meeting of the PPC Association, the meeting adjourned at 1:10 p.m.

John M. Felty
Secretary

PAPAGO PARK CENTER ASSOCIATION



Election of Member Directors

Elect the Papago Park Center Association Member Directors for FY22



Pam Collins
Director of Property Management
Chamberlain Enterprises

Pamela Collins, is the Director of Property Management and Designated Broker for Chamberlain Enterprises at 1050 W. Washington Street, #214, Tempe, AZ. Ms. Collins served as President of the Phoenix IREM Chapter for 2001, and holds both the CCIM and CPM designation. She has been a Member of the Papago Park Center Association since 2014.



Susan Guerra
Chief Operating Officer
Chesnut Properties

Susan Guerra is the Chief Operating Officer of Chesnut Properties the owner/developer of Papago Gateway Corporate Center at 350 W. Washington Street, Tempe, AZ. The building is 265,000 square feet. It was certified by the US Green Building Council as LEED Gold in 2009. Papago Gateway has been a Member of the Papago Park Center Association since 2006.



Election of Member Directors

Board Action

- Elect the Papago Park Center Association Member Directors for FY22.



