



# anthem

community council

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October 8, 2018

To: The New River-Desert Hills Incorporation Committee  
(Ron Bentley, Angie Faber, Laurie Ricci and Steve Scharboneau)

On Aug. 2, 2018, the Anthem Community Council (ACC) issued the attached statement opposing the inclusion of Anthem properties in the preliminary incorporation map that you published without our prior knowledge. This statement represents the consensus views of the Anthem Community Council, Anthem residents and property owners, and Pulte/Del Webb, who established Anthem's award-winning master planned community to create a cohesive blend of residential and commercial areas.

The ACC's position statement is about mutual respect. We respect the rights of New River and Desert Hills residents to incorporate, if that is the will of the residents. In turn, we ask that Anthem's master plan boundaries be respected and that no Anthem properties be "carved out" for inclusion in the incorporation boundaries for any reason, including the imposition of sales taxes to fund the proposed town government.

It was an act of respect and goodwill when the ACC worked diligently with EPCOR this past year to solve the imminent water-hauling crisis for residents in New River and Desert Hills. The ACC allowed the water hauling station to be built on ACC property because it was the right thing to do, the neighborly thing to do.

We have repeatedly asked the Incorporation Committee to do the right thing—the neighborly thing—and to remove Anthem properties from the incorporation map. With each passing day, an unfair cloud of uncertainty hangs over Anthem and our impacted commercial areas. Your unwillingness to honor our request leaves us no choice but to exercise every available option to actively oppose any incorporation map that includes Anthem properties, and to protect Anthem's interests, now and in the future.

Accordingly, please take notice that should the Incorporation Committee proceed with efforts to incorporate any portion of property subject to the ACC's governing documents, the ACC, in conjunction with the Declarant, Anthem Arizona, LLC (Pulte Homes), will file its opposition to the incorporation map with the Maricopa County Board of Supervisors and all other interested cities. Additionally, the ACC believes that the incorporation map contains fatal defects and fails to meet the criteria set forth in Arizona law. Accordingly, in addition to any other legal remedies available to it, the ACC may seek to enjoin the actions of the Incorporation Committee and each of its individual members through litigation based on those fatal defects.

Sincerely,



Roger Willis, President  
Anthem Community Council



Neal Shearer, CEO  
Anthem Community Council

C: Honorable Bill Gates, Supervisor, Maricopa County  
Honorable Ernie Bunch, Mayor of Cave Creek  
Honorable Cathy Carlat, Mayor of Peoria  
Honorable Jim Lane, Mayor of Scottsdale  
Honorable Thelda Williams, Mayor of Phoenix

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**Anthem Community Council's Statement on the Preliminary Incorporation Map  
Published by the New River-Desert Hills Incorporation Committee**

August 2, 2018

The preliminary incorporation map recently published by the New River-Desert Hills Incorporation Committee includes Anthem commercial properties located near Daisy Mountain Drive and Gavilan Peak Parkway, as well as a portion of open space owned by the Anthem Community Council (ACC) south of Daisy Mountain Drive. The ACC strongly opposes the inclusion of any Anthem properties in the preliminary incorporation boundaries and we have conveyed our opposition to the Incorporation Committee. The ACC respects the rights of our neighbors in New River and Desert Hills to explore incorporation and to ultimately incorporate, if that is the will of the residents. In turn, we ask the Incorporation Committee to respect Anthem's master plan boundaries and the solidarity of the Anthem community, and to remove all Anthem properties from the preliminary incorporation map.