

**MINUTES**  
**SUN CITIES RV COMPOUND, INC.**  
**Board of Directors Meeting**  
**November 18, 2022**

The Board meeting was called to order by the President at 8:56AM.

Members present:

Dick Hobbs, Tim Barber, Clint Viergutz, Paul Sperry, Bud Meador, John Groothuizen,  
Gary Tayar, Paul Turpin, & General Manager Tony Wagner.

Members not present:

Bob McKay (illness)

**Minutes of October 2022:** meeting minutes were approved as submitted.

**Treasurer's Report** was presented by Treasurer Clint Viergutz who reported on our current financial position.

T-Bills:	\$500,000.00
Savings Account:	\$156,568.60
Checking:	\$ 28,941.14
I-Bond:	\$ 10,236.00

We are in good shape YTD vs. Budget.

**Committee Reports were presented as follows:**

**Finance by Clint Viergutz (Chairman)**

Expect interest on T-Bills to improve, estimate current bonds will yield at a rate of about \$14k annually.

**Safety & Security by GM (Chairman Bob McKay)**

Maintenance is in the process of hard-wiring switches to control the gate due to intermittent issues with remotes (appears to be interference from overhead high-voltage power lines)

Replaced scanners, new scanners are working well. Scanning of RV, etc coming and going is also going well.

Tony will look into using the guard night patrols as an opportunity to inventory RVs in the compound.

### **Building and Maintenance by Tony Wagner (Chairman Paul Turpin)**

Phase I of the asphalt repairs (Main Road) has been completed and looks good. Phase II is scheduled for Jan 3-5 and Phase II (Front Lot area) will for Jan 9-11.

### **GM Review Bud Meador (Chairman)**

Bud distributed GM Annual Performance Review forms to the board members. All members asked to complete the form and return to Bud (BudMeador@gmail.com) by 12/7/22.

### **Computer & Information Technology by Paul Sperry (Chairman)**

Acceptance of credit cards by the compound has been pushed to next year due to continued review of service providers. Board unanimously agreed we should not pass on fees to our members and requested we make credit cards available as a payment option as soon as practical based on Tony's priorities.

### **Elections (Bud Meador, Chairman)**

No Report. No Directors leaving the board this year

### **Appreciation Dinner by John Groothuizen (Chairman)**

Deposit check was delivered, and schedule confirmed for Saturday 5:30 PM 25 February 2023 at Briarwood Country Club with the new Food Service Manager (Gabriel). Board agreed to provide 2 drink tickets to each attendee.

John will present a budget and food choices at the next board meeting.

### **Annual Meeting by Clint Viergutz (Chairman)**

Nothing new to report. Palm Ridge Facility in Sun City West has been reserved for Wednesday Feb 22, 2023.

Dick will develop an agenda and asked for members to suggest items that should be included.

### **Covered Parking III by Paul Sperry (Chairman)**

Board agreed we should make every effort to complete phase III during the summer of 2023 in the pre-permitted area to the south of the existing covered parking.

Agreed on the following steps:

Committee to take a field trip to structures in the Mesa area built by the lower priced contractor and determine suitability for the compound.

Tony to obtain a fixed price bid for installing the structure during summer 2023 for review with the board at the Dec meeting. He will also develop a plan to ensure the required area is cleared prior to start of construction.

**Policy Review by John Groothuizen (Chairman)**

No new recommendations from The Policy and Procedures Review committee. Tony stated the new wait-list process is in place and reviewed a new Wait List Registration form.

**General Managers Report was presented by Tony Wagner.**

Tony reviewed the new website and the opt-in for notifications from the compound.

Annual financial audit was completed by Monica Sterns with no significant findings.

Compound is full with approximately 180 members and non-members on wait list awaiting space assignment.

**Old Business:**

Motioned by Bud, seconded by Paul Sperry to approve the proposed pay scale as distributed to the Board Members following the October meeting. Motion passed unanimously.

**New Business:**

- 1) Dick suggested a review of the compound Personnel Policies and requested John Groothuizen and Bud Meador review this with Tony. John requested this wait 'til the new year. Board agreed.
- 2) Tim requested that requirement for current insurance and registration be included on annual billing mailing. Tony stated this was already included and that auditing these documents is now part of the renewal process.

The Board Meeting was adjourned at 10:20 am with next meeting scheduled for Dec 16, 2022, at 9am.

**Respectfully Submitted**

**by John Groothuizen, Secretary**