

MINUTES
SUN CITIES RV COMPOUND, INC.

Board of Directors Meeting

October 20, 2023

The Board meeting was called to order by the President at 9:05 AM.

Members present:

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

Members not present:

None

Meeting Minutes:

- Motioned by Bud, seconded by Bob to accept the May 16 minutes with corrected Oct meeting time, approved unanimously.

Treasurer's Report was presented by Treasurer Clint Viergutz who reported on our financial position as of Sept 30.

T-Bills:	\$450,000
Savings Account:	\$184,217
Checking:	\$ 47,198
I-Bond:	\$ 10,880

We have collected about 94% of 2023 revenues and spending is in line with expectations. expenses.

Committee Reports were presented as follows:

Finance by Clint Viergutz (Chairman)

No Additional Report.

Safety & Security by GM (Chairman Bob McKay)

No issues.

The issues with scanning vehicles in and out of the compound has been resolved. Tim will assist Tony with an inventory audit to determine if there are discrepancies between system inventory and actual. Will report back at next meeting.

Building and Maintenance by Paul Turpin (Chairman)

Carpet & Desk replacement and update of the computers and monitors was completed over the summer.

The Compound received a donation of a diesel pickup from the estate of a former member. The pickup was serviced and verified to be in good shape. It has been insured and will be used for compound business as needed.

GM Review Bud Meador (Chairman)

Bud will solicit input from the Board Members and prepare the review by year end using the same process as last year.

Computer & Information Technology by Paul Sperry (Chairman)

Paul continues to work with APS on options to buyout/update/replace the light poles in the compound. Rental of the poles is a major expense for the compound.

Elections (Bud Meador, Chairman)

No new members are required again this year. The Board reviewed the plan approved in May to revise the terms of current board members to restore the schedule of 3 board members term expiring each year as called for in our ByLaws. The COVID years interrupted this schedule. The Board will present the proposal to the General Membership for approval at 2024 meeting.

Appreciation Dinner by John Groothuizen (Chairman)

John will request Briarwood to restore our reservation to Saturday March 2, 2024 from 5-8 pm.

Annual Meeting by Clint Viergutz (Chairman)

The Meeting is confirmed for Tuesday February 27,2024 at the Palm Ridge Facility in Sun City West. The Compound will be assessed a \$200 charge for the room this year.

Covered Parking III by Paul Sperry (Chairman)

John will work with Paul and Teresa to prepare a formal R.O.I on covered parking. This will include lost revenue during construction, a spending schedule, and take into account the time value of money.

Policy Review by John Groothuizen (Chairman)

Tony encountered a situation in which a resident under the age of 55, but with a privileges card in one of our communities, requested membership in the compound. The Board agreed that if a person is a resident and eligible for a Rec Center/Privileges cards in a community they meet the requirements for membership.

A question was raised concerning the requirement that board members must be members in good standing in the compound. A situation may arise where a current Board Member may no longer need a space in the compound. After some discussion the Board requested a draft update to our requirements to allow the Board Member to complete

The HR Policies subcommittee will reconvene in Nov to continue the review and update of HR Policies. We will add Vehicle use guidelines as a line item to reflect the acquisition of the pickup truck.

General Managers Report was presented by Tony Wagner.

There are currently 146 non-members on the wait list, 1 member requiring a size change, and 2 members requiring an additional space. Cerius Graphics was been contracted to send out the invoices for 2014 leases between Nov 3-8.

Old Business:

Paul continues to work with Tony to determine if we can be eligible for the Employee Retention Credit. Time is running out on this program.

New Business:

The Board Meeting was adjourned at 10:20 am with the next meeting scheduled for November 17, 2023, at 9am.

Respectfully Submitted

by John Groothuizen, Secretary