

**SUN CITY MESQUITE HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING**

**MINUTES**

**January 14, 2020**

**LOCATION**

Pioneer Center  
1350 Flat Top Mesa, Mesquite, NV 89034

**CALL TO ORDER**

The meeting was called to order by President John Schippert at 5:04 pm.

**ESTABLISHMENT OF QUORUM**

Board Members

Present	John Schippert	President
	Donna Eads	Secretary
Absent	Jim Karras	Treasurer

Other Attendees:

Phil Crapo	Community Manager
Lorraine Deshayes	Director of Compliance & Standards
Isaiah Henry	CEO, Seabreeze Management Company
Clint Warrell	Vice President of Large-Scale Communities, Seabreeze

**MEMBER COMMENT PERIOD**

None

**APPROVAL OF MINUTES**

Secretary Eads made a motion to approve the minutes of the October 17, 2019 meeting. President Schippert seconded. Vote was unanimous.

**TREASURER'S REPORT – November 2019**

President Schippert presented the Treasurer's Report ending November 30, 2019. The HOA currently has 1,691 members. The Board reviewed the comparison of budget to actual and has noted no unexplained significant variations. No member accounts are currently in collection and there are no pending civil claims or actions. President Schippert made a motion to accept the Treasurer's Report. Secretary Eads seconded. The vote was unanimous.

**FINANCIAL RECOMMENDATIONS FROM MERRILL LYNCH**

President Schippert, made a motion to accept Merrill Lynch's recommendations to reduce the liquid balance in the Sun City Reserve account by investing in a 12-month CD for \$100,000 and a 24-month CD for \$100,000, and to reduce the liquid balance in the Operating account by investing in one 12-month CD for \$45,000. Secretary Eads seconded. Vote was unanimous.

President Schippert made a motion to reduce the liquid balance in the Branding Iron account by investing in one 18-month CD in the amount of \$50,000. Secretary Eads seconded. The vote was unanimous.

Due to Merrill Lynch's recommendations, the actual interest earned overall in 2019 for Sun City and Branding Iron accounts is approximately \$72,000.

**OLD BUSINESS**

None

**NEW BUSINESS**

1. Organizational Meeting – Election of Officers

Secretary Eads made a motion to keep the current officers (John Schippert, President, Donna Eads, Secretary, and Jim Karras, Treasurer). President Schippert seconded. Vote was unanimous.

2. Horseshoe Pass Refurbishment  
President Schippert made a motion to approve the Horseshoe Pass refurbishment in an amount not to exceed \$12,300 for rock replacement and \$1,350 for shrub replacement (Reserve account). Approval is contingent upon President Schippert, John Davis, Phil Crapo and the Landscape Committee reviewing the contract before it is activated. Secretary Eads seconded. Vote was unanimous.
3. Studio4 – Procurement Services  
Secretary Eads made a motion to accept the procurement services from Studio4 in the amount of \$9,750. President Schippert seconded. Vote was unanimous.
4. Insurance for Association Chartered Clubs: Resolution 20-1  
President Schippert read Resolution 20-1 into the minutes and moved to approve insurance for the Association's charter club officers. Charter Club officers will be considered volunteers and are stated as such under this resolution. Secretary Eads seconded. Vote was unanimous.
5. Application for Club: Home and Yard Gardening  
Secretary Eads made motion to accept the application to establish this club within Sun City Mesquite. President Schippert seconded. Vote was unanimous.
6. Club Name Change  
President Schippert made a motion to change the name of The Jeep & Off-Road Club to the SCM Off Road Adventures Club. Secretary Eads seconded. Vote was unanimous.

#### **BOARD DISCUSSION / COMMENTS**

Secretary Eads noted that meetings with Studio4 to refurbish the Pioneer Center were very productive.

#### **NEXT MEETING**

The next meeting is scheduled for Tuesday, April 14, 2020 at 1:30 pm.

#### **MEMBER COMMENT PERIOD:**

Dave Z (Wishing Well) reminded residents of the City Forum to be held at the Pioneer Center on January 23 at 8:00 am. He urged residents to attend as Mayor Litman will be speaking. Now would be a good time to put forth your concerns, positive or negative, during this question/answer format, especially if you are concerned about traffic at Falcon Ridge and Flat Top Mesa.

Dana Lakeman (Prominence) expressed concern about the watering situation at the dog parks and many water leaks at night. President Schippert advised that they will check with the landscape contractor regarding these water issues. Mr. Lakeman also wanted to know if there is a time limit whereby residents are allowed to park on the street. He has noticed various cars parked for a few days on the street.

George Michnek (Split Rail). Requested clarification regarding the article in newsletter concerning a second exit for Sun City Mesquite as he felt there is a real need for a second exit. He also felt that the intersection at Flat Top Mesa and Falcon Ridge Parkway was very dangerous due to construction traffic, cars turning and people crossing. There is also a blind spot when exiting the Split Rail subdivision and nothing has been done yet to rectify it. He would like someone to look at this intersection as well.

#### **ADJOURNMENT**

President Schippert made a motion to adjourn at 5:38 pm. Secretary Eads seconded. Vote was unanimous.

#### **Respectfully submitted by:**

Barbara A. Rechcygiel

**THESE MINUTES ARE HEREBY ACCEPTED AND APPROVED ON THIS 14 DAY OF APRIL, 2020.**

Board Member *Donna Eads* 4/14/20

**ANTHEM MESQUITE MASTER HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING**

**MINUTES**

**January 14, 2020**

**LOCATION**

Pioneer Center  
1350 Flat Top Mesa, Mesquite, NV 89034

**CALL TO ORDER**

The meeting was called to order by President John Schippert at 5:39 pm.

**ESTABLISHMENT OF QUORUM**

Board Members

Present:	John Schippert	President
	Donna Eads	Secretary
Absent	Jim Karras	Treasurer

<u>Other Attendees:</u>	Phil Crapo	Community Manager
	Lorraine Deshayes	Director of Compliance & Standards
	Isaiah Henry	CEO, Seabreeze Management Company
	Clint Warrell	Vice President of Large-Scale Communities, Seabreeze

**MEMBER COMMENT PERIOD**

Dave Z thanked the Board for being willing to do a study of the intersection of Flat Top Mesa and Falcon Ridge. The last traffic study was done in 2017 by the City and they will not do another one until 2021. It could take two years before any changes are implemented. The traffic pattern has increased significantly where safety is an issue for cars and pedestrians. The best solution would be to put in a stoplight. A new study will be done on Wednesday, January 29, 2019 that can be presented to the City to impress upon them the urgency of the situation. The study will provide a count in order to show that a light is needed. No other intersection in Mesquite is comparable to this intersection.

**APPROVAL OF MINUTES**

Secretary Eads made a motion to approve the minutes of the October 17, 2019 meeting. President Schippert seconded. Vote was unanimous

**TREASURERS REPORT**

Approval of Treasurer's Report – November 2019

Secretary Eads presented the Treasurer's report ending November 30, 2019. The HOA currently has 1,691 members. The Board reviewed the comparison of budget to actual and has noted no unexplained significant variations. No member accounts are currently in collection and there are no pending civil claims or actions. Secretary Eads made a motion to approve the Treasurer's Report subject to the year-end audit. President Schippert seconded. The vote was unanimous.

Financial Recommendations from Merrill Lynch Investments

President Schippert made a motion to accept Merrill Lynch's recommendations to reduce the liquid balance in the Reserve account by investing in an 18-month CD in the amount of \$50,000 and reducing the liquid balance in the Operating account by investing in a 9-month CD in the amount of \$25,000. Secretary Eads seconded. The vote was unanimous.

**TDS NOTIFICATION OF INCREASE**

The fee has increased from \$12.85 to \$13.79 for Basic Service. Total increase is \$19.69. This notification is for information only. No action to be taken

**OLD BUSINESS**

None

**NEW BUSINESS**

1. Organizational Meeting – Election of Officers  
Secretary Eads made a motion to keep the current officers (John Schippert, President, Donna Eads, Secretary, and Jim Karras, Treasurer). President Schippert seconded. Vote was unanimous.
2. Renewal: Ratification of Insurance Policy  
President Schippert made a motion to accept the ratification of the insurance policy for Anthem Mesquite in the amount of \$24,451.19. Secretary Eads seconded. Vote was unanimous.
3. Silver State Traffic Study  
President Schippert made a motion to approve the Silver State Traffic Study in the amount of \$2,000 in the scope as presented. Secretary Eads seconded. Vote was unanimous.

**BOARD DISCUSSION / COMMENTS**

None

**NEXT MEETING**

The next meeting is scheduled for Tuesday, April 14, 2020 at 2:30 pm.

**MEMBER COMMENT PERIOD**

None

**ADJOURNMENT**

Secretary Eads made a motion to adjourn at 5:58 pm. President Schippert seconded. Vote was unanimous.

**Respectfully submitted:**

Barbara A. Rechcygiel

**THESE MINUTES ARE HEREBY ACCEPTED AND APPROVED ON THIS 14 DAY OF APRIL, 2020.**

Board Member Donna Eads 4/14/20