

**SUN CITY MESQUITE HOMEOWNERS ASSOCIATION  
1350 Flat Top Mesa, Mesquite, NV 89034**

**Board of Directors Meeting**

**Minutes  
January 15, 2019**

**CALL TO ORDER**

The meeting was called to order by Secretary Donna Eads at 5:05 p.m.

**ESTABLISHMENT OF QUORUM**

Board Members Present:	Donna Eads	Secretary
	Jim Karras	Treasurer
Absent:	John Schippert	President
Others Present:	Philip Crapo	General Manager
	Lorraine Deshayes	Director of compliance & Standards
	Isaiah Henry	President of Seabreeze

**MEMBER COMMENTS**

None

**APPROVAL OF CONSENT AGENDA**

The agenda included letters or notes to the Board, Committee and Staff Reports, Meeting Minutes, and Actions without Meetings which included expenditures of capital for Pickleball. **Also, a Threshold for Capital Expenditures at \$1500 or below was set as Operational Expense with any expense above \$1500 to be set as a Reserve component. Secretary Donna Eads made a motion to approve the agenda. Treasurer Jim Karras seconded the motion. Passed unanimously.**

**REGULAR AGENDA**

**REVIEW OF FINANCIAL REPORTS**

Treasurer Karras reviewed the financial statement and **made a motion to approve the Treasurer's report. Secretary Donna Eads seconded the motion. Passed unanimously.**

Treasurer Karras discussed the Finance Committee's goal to improve interest earned on the reserve account. They are currently working with Merrill Lynch and note that earnings have been significant from prior strategy. Treasurer Karras **made a motion** that we continue to work with **Merrill Lynch to make the transfer of funds** over the next 3 months and **reinvest** the funds from **the expired CDs. Secretary Eads seconded the motion. Pass unanimously.**

Jim Karras, Treasurer **made a motion to ask Merrill Lynch to take the excess funds and prior year equity to be distributed as follows:**

Move \$112,890 directly to reserves.

Use \$75,000 for various capital improvements.

Put \$25,000 put into a contingency fund. Branding Iron has had no change

**Secretary Eads seconded the motion. Passed unanimously.**

Fitness class pricing and instructor costs were reviewed. **Treasurer Karras made a motion to increase the 20 times pass fee to \$2.50 each (\$50.00 total) from \$2.25 with no change for the walk-in, effectively immediately. Secretary Eads seconded the motion. Pass unanimously.**

## OLD BUSINESS

Approval of Revised Design Guidelines will be postponed until they can be further reviewed by the Board and the ARC Committee.

## NEW BUSINESS

**Secretary Eads made a motion to accept the expenditures for the Finance Committee recommendations for Reserve and Project Expenditures.** These projects included a small and a large ice machine, glass kiln, pottery kiln, pool filters (2), spa heater and filter. **Treasurer Karras seconded the motion. Passed unanimously.**

Discussion centered on the difference in bids for the Pool Resurface/Tile and Deck Resurface. Bidding totaled \$62,000 but we were unable to sufficiently vet one of the bidders. John Davis and Phil Crapo made the recommendation to go with Clearview based on the quality of their work. **Treasurer Karras made a motion to approve the bid from Clearview. Secretary Eads seconded the motion. Passed unanimously.**

Amendment to Resolution 16-01 – referencing the establishment of the Finance Committee. This resolution would ensure accurate and timely information to homeowners. All homeowners will receive a copy of this resolution. **Treasurer Karras made a motion to approve the amendment to resolution 16-01** establishing a time line for review before published to owners. **Secretary Eads seconded the motion. Passed unanimously.**

**Secretary Eads made a motion to accept Square Dance club. Treasurer Karras seconded the motion. Passed unanimously.**

**Secretary Eads made motion to accept the Woodworking Club. Treasurer Karras seconded the motion. Passed unanimously.**

Jim Karras recognized the work and dedication of Deborah Demos in her role as Lifestyle Director. The Board received a letter from the community thanking Sun City for the 50 units of blood that were shipped to area hospitals. Deb was instrumental in working with the community to get this accomplished.

## Member Comment Period

Norm Evans

Discussed a street light in Wishing Well that is very bright. He wanted to know if anything could be done about it – whether it could be moved, dimmed. Phil Crapo will research this issue and get back to him.

Craig Manning

Felt there was a design flaw in his neighborhood of Oxen Ridge. He noted that the landscaping at the corner was poorly done, that most of the plants were dead and there was very little irrigation to the area. He stated that 25 property owners have signed a petition regarding this area and requested that the Board take a look at it.

Gary Elgort

Complimented the staff and the board on work they have been doing for the homeowners and wanted to publicly thank them.

Fred Babb

Mr. Babb, a resident, attended the recent New Year's Eve party. He had an enjoyable evening and met a lot of new friends. He wanted to thank everyone for putting it together.

## ADJOURNMENT

Treasurer Karras made a motion to adjourn the meeting at 5:40 pm. Secretary Eads seconded the motion. Passed unanimously.

**NEXT MEETING**

The next meeting is scheduled for April 16 at 1:30 p.m.

**THESE MINUTES ARE HEREBY ACCEPTED AND APPROVED ON THIS 16<sup>th</sup> DAY OF April 2019.**

**BOARD MEMBER \_\_\_\_\_**