

**RECREATION CENTERS OF SUN CITY, INC.**  
**MINUTES REGULAR BOARD MEETING**  
**December 17, 2015**

At the Regular Monthly Board Meeting called to order by President Schroeder at 9:00am on December 17, 2015, at Sundial Auditorium, the following took place:

**PRESENT:** Dan Schroeder, President; Ron Jesse, Vice President; Michael Kennedy, Treasurer; Carol Lawry, Secretary; and Directors; Ida Eisert, Rich Hoffer, Peter Lee, Jim Brasher and David Wieland

**ALSO PRESENT:** Jan Ek, General Manager; Jim Wellman, Assistant General Manager; Linda Menna, Executive Assistant to AGM; Brian Duthu, Director of Golf; Joelyn Higgins, RCSC Communication & Marketing Coordinator; Marcia Johnson, Executive Coordinator; Allen Kleinhans and Jason Lynn, RCSC Audio/Video Technicians; 49 RCSC Cardholders and 3 member of the press.

**Pledge of Allegiance:** Everyone stood for the Pledge of Allegiance.

**Board Quorum:** Secretary Lawry verified that a Board Quorum was present.

**President Comments:** President Schroeder explained the process for a Regular Board Meeting and how the Board conducts business. He introduced the Directors and members of the Management team.

**Installation of Board Candidates:** President Schroeder installed the Directors Elect, Gary Cotten, Jerome Walczak and Ron Smith, who will each serve three (3) year terms starting January 1, 2016.

**Presentation to Outgoing Board:** President Schroeder presented Vice President Ron Jesse and Directors Jim Brasher and Dave Wieland with plaques thanking them for their service to the RCSC and its membership. Ron Jesse was elected in 2013 and served for three years. Jim Brasher served a one year term in 2012 and was then elected to a three year term in 2013 and Dave Wieland was elected in 2013 and served a three year term.

**Minutes:** On Motion by Director Wieland and seconded by Treasurer Kennedy, the Minutes of the November 19, 2015 Regular Board Meeting were unanimously approved.

**Treasurer's Report:** Treasurer Kennedy presented the Treasurer's Report. On Motion by Director Lee and seconded by Secretary Lawry, the Report was unanimously approved. The monthly Treasurer's Report is available at [www.sunaz.com](http://www.sunaz.com), along with the monthly financials.

**Management Reports:** Jan Ek, General Manager; Jim Wellman, Assistant General Manager, and Brian Duthu, Director of Golf, presented their Management Reports. All the management reports are available at [www.sunaz.com](http://www.sunaz.com).

**Special Recognition:** General Manager, Jan Ek thanked the three Directors that were leaving the Board this year and welcomed aboard the new Directors.

**Committee Reports:** The Directors reported on Committees as follows:

**Bowling Committee:** Chair Ron Jesse reported that Randy Johnson Director of Bowling, updated the Committee on the progress of the remodeling at both Bell and Lakeview Centers. Tournament schedules and entry forms are available at both centers as well as on our website. John Kaus president of the Sun City Bowling Association reported that the current membership stands at 674 with over 250 lifetime members. The annual New Year's Eve Bowling Event being held at the Lakeview Center is sold out. The next meeting is January 7, 2016 at 9:00am.

**Club Organization (COC):** Chair Carol Lawry reported that Assistant General Manager, Jim Wellman attended the meeting this month to explain to the Committee about the budgets that the clubs have submitted and answered questions. Centers Operations Manager, Barry Masloff informed the Committee about projects that will be done or are being done at the centers. Barry also answered questions and listed items the clubs have mentioned to their COC that they feel need to be addressed. Member Services Coordinator, Myrna DeBruyne reviewed dates for the Membership List with the Committee and the consensus is it will remain the same. There was discussion on the upcoming Discover Sun City AZ and the Officers Training Meeting. We are looking for new members for the COC Committee if you are interested you can leave your name and phone number at the Corporate or the Clubs Office. The next meeting is January 13, 2016 at 1:00pm.

**Elections:** Chair Mike Kennedy thanked all the candidates who ran in the election and all the workers who volunteered their time to work on Election Day. Electronic voting is now the method most Members are using to vote. We believe that with increased registration on the web portal, our voting numbers will continue to go up each year. The next meeting date will be scheduled sometime after the first of the year.

**Entertainment:** Chair Jim Brasher stated the Committee did not meet during December. He wished to express appreciation to our Director of Member Services, Theresa Cirino for her work in booking our great acts and seeing that all our show performances are top level. Also, he expressed appreciation to Allen and Jason for their untiring work as well as Stella Van Ness who volunteers her time at all the events. The next meeting will be announced in January.

**Finance & Budget:** Chair Mike Kennedy reported that General Manager Jan Ek provided the third quarter summary of income and expenses with comparison to budget then presented the proposed 2016 operation and capital budget to the Committee. Jan will do a budget presentation at the Annual Meeting in February, but if you have interest in the details of the budget, a copy of the summary is available. The next meeting will be scheduled after the first of the year.

**Golf Advisory:** Chair Ron Jesse stated the Committee heard the monthly report from Brian Duthu as well as representatives from each course who were present. Brian also informed the Committee that The Beat the Pros Tournament was a huge success and was for a great cause, our Sun City Fire Department. We currently have 20 volunteer Ranges and are always looking for

more. If you are interested in volunteering and becoming a Ranger please call us at 623-876-8419. The next meeting is January 21, 2016 at 8:30am.

**Insurance Committee:** Chair Dave Wieland reported the Committee has not met since May and won't meet again until spring.

**Lawn Bowling:** Chair Ida Eisert stated that the Committee discussed the bare areas at Bell and that equipment is being unloaded on the east side and bad spots are developing as a result. The tree located on the south side green at Bell is to be removed. The watering has been turned off at Bell in hopes to maintain moisture at 10%. An announcement was made regarding the Helen Teichman Tournament scheduled for January 19, 2016 at the Bell Lawn Bowl Greens. The next meeting is scheduled for January 5, 2016 at 1:00pm.

**Outreach & Communication:** Chair Rich Hoffer reported the Committee discussed accomplishments over the past year and what their goals were for the upcoming year. Discussion was on having more interaction in 2016 with other organizations like the Posse. Also discussed the possibility of reaching more residents via "Condo Newsletters" which could include community news. The next meeting is January 12, 2016 at 9:00am.

**Properties:** Chair Peter Lee reported inspections turned in for the fourth quarter generated 44 work orders. All items on the inspections are either repaired or scheduled to be repaired. The Committee also discussed progress on current projects at the centers. He thanked everyone who has served on the Committee this year for their hard work in performing the detailed inspections. These inspections by Members are invaluable to the RCSC team because it is another set of eyes critically checking all the properties and bringing any issues to Jim Wellman and his team that need to be addressed. We currently have 40 volunteer Sun City residents who are on the committee and do inspections quarterly. The next meeting is March 29, 2016 at 9:00am.

#### **Other reports:**

**SC Foundation:** Peter Lee, President of the Sun City Foundation, stated that there are two motions up for vote today. Essentially what we are doing is asking for an amendment to our Corporate Bylaws as well as a change to BP Resolution #20.

**SC Community Assistance (SCCAN):** Ida Eisert, liaison to SCCAN, reported AARP tax aide will be taking over the SCCAN offices to assist with tax preparation. This program provides free preparation of Federal and State income tax returns for low and moderate income residents. This service begins Monday February 1, 2016 and goes thru Thursday April 15, 2016. They have been able to offer this service going on 12 years and it is based on the great volunteers that give their time. SC CAN's mission is to connect people with resources to enhance their standard of living.

**SC PRIDES:** Ida Eisert, liaison to PRIDES attends meetings regularly to keep the RCSC Board informed. PRIDES stands for PROUD RESIDENTS INDEPENDENTLY DONATING ESSENTIAL SERVICES. Currently there are over 200 PRIDE volunteers. They work hard all year to keep the 210 miles of streets, parkways and medians in Sun City clean and neat. They also maintain the County's 26 miles of water systems and 11 miles of drainage ditches in Sun City. Please help Support the PRIDES.

**SCHOA:** Mike Kennedy, liaison to SCHOA reported that the last meeting was held at the SC Posse facility. At the meeting the new Board Members were introduced, they had election of officers and summarized their accomplishments and goals for 2015.

**SC Posse:** Peter Lee, liaison to the Posse reported that Danny Moore was re-elected as Commander for 2016. This is the first time ever the same Commander was elected two years in a row.

**NOTE:** Unless otherwise stated above, all Committee meetings are held in the Lakeview Board Room (upper level) of Lakeview Center. Committee meeting dates can change so be sure to check the RCSC website at [www.sunaz.com](http://www.sunaz.com) for the most up to date report on dates and times for meetings.

**Member Comments:** Member comments included well wishes and appreciation to the outgoing Board members; congratulations and best wishes for success to the newly elected Board members; appreciation to the current Directors who will continue to serve; the increase of the Annual Assessment and the feeling that all should be charged the same amount; questions were asked about the contents of the recently filed Law suit against the RCSC; the SC Foundation was brought up with explanation of how it benefits SC Residents who cannot pay their assessment, as well as many Members wishing all those present a Merry Christmas.

**Outgoing Board Comments:** Vice President Ron Jesse and Directors Jim Brasher and Dave Wieland all made statements on their tenure on the Board:

**Jim Brasher:** I would like to run down a list of improvements in the last four years while I served on the Board. I started just in time to see the opening of the Fairway Rec Center; covered parking and solar panels; the purchase of Duffeeland Dog Park and now they have a club; Revised Clubs Board Policy 12A; Garden Club's new facility opening; electronic signs; renovation of North Golf course; Oakmont's pool renovation as well as the Marinette Center; the new Pickleball Pavilion and Club; Bell Tennis reopened; fish habitat; Riverview Golf Course renovation; and the approval for installation of AED's in each RCSC facility and Golf Course. The Board also completed a LRP that will carry us for the next 6 to 8 years. I want to say it has been an honor to have served on this Board. I want to thank the management team for all they do to assist us in every way. I will miss all of you.

**Dave Wieland:** It has been an honor and a privilege to have been on the Board for the last 3 years. Thanks for putting your trust in me. I would like to thank the past and present Board Members as we always tried to do what was best for Sun City. Thank you to the management team for tolerating me. I have the utmost respect for what you do on a daily basis. Some of the projects I voted for while serving were; renovation of North Golf Course; Oakmont pool; electronic signs; Marinette renovation; Duffeeland; shades for Best Friends Dog Club; fish habitat; darts; tennis courts and many other projects. This will not end my involvement with Sun City I would like to remain on the Insurance and Budget & Finance Committees as well as perform audits. I will still attend Board meetings and member exchanges to keep everyone in line. Congratulations to Gary, Jerry and Ron good luck to you on the next three years. Merry Christmas to all and Thank You.

**Ron Jesse:** In 2013 I decided to run for the Board with some help from Dan Hill. I was tired of hearing everyone complaining about not knowing what was going on in the community. After the first work session I asked myself, “what did I get myself into”? I learned so much from the current Board. I especially learned a lot from Bill Pearson and never thought I would ever say that. I never met anyone who is so devoted to Sun City. He is the Essence of Sun City. If you want to know anything about Sun City, Bill is the person you should see at the museum. I cannot say enough about our management team. I have nothing but the highest respect for Jan Ek, we need her to guide us in the right direction and would be hurt if we didn’t have her to do that. I might be back up in in the next couple years. I was proud to have served and I will miss you all. Thank you!

**Motions:** The following Motions were presented:

**#1 Annual Assessment:** Director Wieland moved that the annual property assessment be increased to \$474.00 per year on the per property assessment basis and to \$237.00 per year on the per person assessment basis, effective February 1, 2016. He further moved that the yearly Privilege Card cost be increased to \$237.00, also effective February 1, 2016. Seconded by Director Hoffer, the Motion was unanimously approved.

**#2 2016 Operating and Capital Budget:** Treasurer Kennedy moved that the 2016 Operating and Capital Budget be approved as follows: Seconded by Director Brasher, the Motion was unanimously approved after a comment from Director Eisert stating she was disappointed that the RCSC is budgeting to a deficit.

|                                  |              |
|----------------------------------|--------------|
| Total Income                     | \$20,136,161 |
| Cost of Goods Sold               | \$ 647,381   |
| Wages                            | \$ 7,699,851 |
| Payroll Taxes & Benefits         | \$ 2,175,864 |
| Repair & Maintenance             | \$ 3,361,421 |
| Utilities                        | \$ 2,607,118 |
| Operating Expenses               | \$ 2,644,379 |
| Taxes, Insurance, Other Expenses | \$ 607,920   |
| Capital Projects & Equipment     | \$ 1,140,325 |

**#3 401 (k) Contribution-2016:** Vice President Jesse moved that a corporate match be approved for the first \$500 contributed in the year 2016 to the 401(k) plan by each qualified plan participant. Seconded by Director Wieland, the Motion was unanimously approved.

**#4 Posse Donation:** Director Lee moved for approval of a \$3,000.00 donation to the Sun City Sheriff’s Posse, for the year 2016, as a gesture of goodwill for their continued assistance to the RCSC. Seconded by Vice President Jesse, the Motion was unanimously approved.

**#5 SC Foundation Corporate Bylaws:** Director Lee moved the Sun City Foundation Corporate Bylaws, Article V, Section 2, titled Numbers as amended, be approved in its entirety and replaces any previous versions of the Sun City Foundation Corporate Bylaws titled the same. Seconded by Secretary Lawry, the Motion was unanimously approved.

**#6 BP20 – SC Foundation:** Director Lee moved Board Policy Resolution No. 20, titled Sun City Foundation, as amended, be approved in its entirety and replace previous Board Policy Resolution No. 20 titled the same. Seconded by Secretary Lawry, the Motion was unanimously approved.

**#7 BP32 – General Manager:** Director Brasher moved that Board Policy Resolution No. 32, titled General Manager, as amended, be approved in its entirety and replace previous Board Policy Resolution No. 32 titled the same. Seconded by Director Hoffer, the Motion was unanimously approved.

**Next Meetings:** President Schroeder reported that the next Board/Member Exchange, with Agenda, is Monday, January 11, 2016 at 9:00am in Social Hall #3 at Lakeview Center. The next Regular Board Meeting is Thursday, January 28, 2016 at 9:00am at Sundial Auditorium.

Adjournment: The meeting adjourned at 10:37am

Respectfully submitted,

Carol Lawry, Secretary