

MINUTES
SUN CITIES RV COMPOUND, INC.

Board of Directors Meeting

Feb 21, 2025

The Board meeting was called to order by the President at 8:55 AM.

Members present:

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

Members not present:

Paul Sperry

Guests:

The 3 nominees for the open Board Positions, Lyle Cahill, Rob Renaud, and Gary Phelps.

Prior to the Meeting the Board dedicated the new flagpole at the entrance to outgoing president Dick Hobbs and presented him with a plaque proclaiming this dedication which will be displayed in the main office area. Dick had the honor of raising the flag for the first time.

Meeting Minutes:

- Motioned by Bud Meador, seconded by Bob McKay to accept the Jan17 minutes as submitted, approved unanimously.

Treasurer's Report was presented by Treasurer Clint Viergutz who reported on our financial position as of Oct 31.

T-Bills:	\$ 850,000
Savings Account:	\$ 296,482
Checking:	\$ 5,384
Checking (C.C.)	\$ 1,000
I-Bond:	\$ 11,388

Committee Reports were presented as follows:

Finance by Clint Viergutz (Chairman)

Clint has continuing training Paul Sperry on Treasurer duties including managing the Treasury account (expected to be the next treasurer in 2025).

Safety & Security by GM (Chairman Bob McKay)

Tony reported an accident in the compound.

Building and Maintenance by Paul Turpin (Chairman)

Propane project on track. Paul thanked Tim for carrying the ball when he was out. Plans have been submitted to Maricopa County, these are scheduled for review in about 2 weeks. Construction will begin once permits are received.

GM Review Bud Meador (Chairman)

Dick will send a copy of the review to the Board for their records. Tony will sign his copy for Bud to file with Board records.

Computer & Information Technology by Paul Sperry (Chairman)

Work proceeds on moving server functions to the cloud with Trinity Networks (hosted on AWS)

Elections (Bud Meador, Chairman)

Bud reintroduced our 3 nominees Lyle, Rob, and Gary.

Appreciation Dinner by John Groothuizen (Chairman)

Confirmed for Briarwood for March 8, 2025.

Annual Meeting by Clint Viergutz (Chairman)

The Meeting is set for Tuesday February 25,2025 at the Palm Ridge Facility in Sun City West. Board members should arrive by 9:30 am.

Covered Parking III by Paul Sperry (Chairman)

No additional report. Construction deferred to at least 2025.

Policy Review by John Groothuizen (Chairman)

No report.

HR Review by John Groothuizen (Chairman)

No update.

General Managers Report was presented by Tony Wagner.

There are currently 8 non-members on the wait list, no members requiring a size change, and no members requiring an additional space.

The sunshades are completed and will be shipped shortly.

Old Business:

Purchase APS Lighting

The maintenance Committee provided an update on this project. Once the compound purchases the lighting system, we will need to install meter bases in 5 locations to supply power to the lights. The cost of these bases will cost about \$55,000.

The committee will request that Paul Sperry present these costs to APS to try reduce our costs, but the Committee requests approval of \$55,000 to continue with this project.

Tim motioned that we approve the \$55,000 requested. Seconded by John, approved unanimously.

New Business:

- Tony reported that he had received a preliminary proposal from a cell tower contractor. The maintenance committee will meet with the contractor later in the day.

The Board Meeting was temporarily adjourned at 10:07 am. A special meeting will be held following the general membership meeting to confirm officers for the next term.

The next regular meeting is scheduled for Friday Mar 21, 2025, at 9am.

Respectfully Submitted
by John Groothuizen, Secretary

MINUTES
SUN CITIES RV COMPOUND, INC.
Special Meeting of the Board of Directors
Feb 25, 2025

The Board meeting was called to order by the Vice President at 8:55 AM.

Members present:

Tim Barber, John Groothuizen, Gary Tayar, Paul Turpin, Bob McKay, Bud Meador, Paul Sperry and our 3 new members confirmed at the general membership meeting, Lyle Cahill, Rob Renaud, and Gary Phelps.

The purpose of the meeting continuation was to elect officers for the coming year.

Motioned by John to nominate Paul Sperry as Treasurer. Seconded by Bob McKay; approved unanimously.

Motioned by John to nominate Tim Barber as Vice President. Seconded by Bob McKay; approved unanimously.

Motioned by John, to nominate Gary Phelps as Secretary. Seconded by Tim Barber; approved unanimously.

Motioned by Tim Barber, to nominate John Groothuizen as President. Seconded by Bub Meador.

Dich Hobbs and Clint Viergutz have left the board at the end of their 2 terms. We thank them for their service.

New Business:

The Maintenance Committee requested a review of the Cell Tower proposal and approval to proceed. The Committee met with the contractor on Feb 21 and asked Paul Sperry to try to improve the terms. Paul reported that he was able to get the contractor to improve terms to \$1,250 monthly rent with adders or \$250 per month for every additional carrier.

Motioned by Paul Turpin to authorize Tony to enter into the revised agreement with the contractor. Seconded by Gary Tayar; approved unanimously.

Meeting adjourned at 10:10am