

**SUN CITY SHADOW HILLS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
MONTECITO CLUBHOUSE BALLROOM - 80-888 SUN CITY BOULEVARD
MONDAY, JULY 29, 2019
2:00 PM**

AGENDA

- I. TO ADDRESS THE BOARD, HOMEOWNER IS TO COMPLETE AN OPEN FORUM CARD**
- II. 2:00 PM CALL TO ORDER** - Kim Fuller, President
- III. VIDEO RECORDING DISCLAIMER**
- IV. PLEDGE OF ALLEGIANCE**
- V. INTRODUCTION OF BOARD MEMBERS & STAFF** - Kim Fuller, President
- VI. EXPLANATION OF BOARD MEETING ETIQUETTE** - Kim Fuller, President
- VII. MINUTES**
 - Approve the Draft Minutes of 6/24/19 General Session
- VIII. EXECUTIVE SESSION** - Kim Fuller
 - Executive Session of the Board was held today, 7/29/19 to discuss Contracts, Litigation, & Member Hearings
- IX. ANNOUNCE COMMUNITY STAFF PERSON OF THE MONTH**
 - July - Employee of the Month - Elizabeth Gallo Bob Pantanella
- X. INTRODUCTION OF NEW FITNESS DIRECTOR**
- XI. PRESIDENT'S REPORT**
- XII. OPEN FORUM (LIMIT 1 MINUTE per person)**
- XIII. FINANCIALS - Bruce Marley**
 - A.** Accept the June 2019 Treasurer's Report
 - B.** Accept the July 2019 Controller Report Tyler Ingle
 - C.** Accept the July 2019 FAC Report Bill Wethe
 - D.** Accept the June 2019 HOA Financials
 - E.** Accept the June 2019 Golf and F&B Financials
 - F.** Accept the June 2019 Bank Reconciliations
 - G.** Recommendation to Write Off Bad Debt - **None**
 - H.** Liens on Member Accounts - **165-4361; 165-2350; 164-8982; 165-7038; 167-9896**
- XIV. STAFF PRESENTATIONS**
 - 1. Golf and F&B Report Rolland Vaughn
 - 2. Security Report Bob Pantanella
- XV. AGENDIZED ITEMS - OPEN FORUM(LIMIT 3 MINUTES PER PERSON)**
- XVI. CONSENT AGENDA - Kim Fuller**
 - A. Staff Reports**
 - 1. Facilities & Maintenance Jesse Barragan
 - 2. Vintage Landscape Associates Alan Hollinger
 - 3. Lifestyle Connie King
 - B. Committee Minutes**
 - 1. Communications Advisory Committee - 6/3/19
 - 2. Design Review Committee - 6/18/19; 7/2/19
 - 3. Finance Advisory Committee - 6/21/19
 - 4. Food and Beverage Advisory Committee - **No Minutes**
 - 5. Information Advisory Committee - **No Minutes**
 - 6. Golf Advisory Committee - 6/18/19
 - 7. Landscape Advisory Committee - **No Minutes**
 - 8. Safety Advisory Committee - 6/5/19
 - 9. Emergency Preparedness Sub-Committee to Safety Advisory Committee - 6/6/19
 - 10. Reserve Study Sub-Committee - 6/27/19
 - 11. Facilities & Services Advisory Committee - 6/6/19
 - 12. Health & Fitness Advisory Committee - **No Minutes**
 - C.** Accept the Tuesday Night Putters event dates Ft. Paid 2 Party on 12/10/19 & 3/3/20
 - D.** Accept the formation of a Pom Squad Club
 - E.** Confirm the request to dissolve the Bunco Club
 - F.** Accept the proposed revisions to the Pickleball Club Bylaws
- XVII. UNFINISHED BUSINESS**
 - A. Accept the revised Golf Advisory Committee Charter**
 - Motion to Accept/Not-Accept - Marley

XVIII. NEW BUSINESS

A. Accept the formation of the Ad-Hoc Advisory CVWD North Channel Committee

Motion to Accept/Not-Accept - Fuller

**B. Accept the change of contractor for the screening and finishing of the Fitness Center
Aerobics studio hardwood dance floor**

Motion to Accept/Not-Accept - Israel

Reserve Expense

**C. Accept the change of contractor for the removal & installation of new hardwood floor
for the Montecito Ballroom**

Motion to Accept/Not-Accept - Israel

Reserve Expense

**D. Accept the proposal for the two replacement pump and rebuild of motors for
the shop pump and pump #4**

Motion to Accept/Not-Accept - Marley

Reserve Expense

E. Accept the proposal to replace the awning canvas at the Santa Rosa Clubhouse Sports courts

Motion to Accept/Not-Accept - Israel

Operating Expense

**F. Accept the request to replace the compressor & circuit board for the
A/C unit at the Shadows Restaurant**

Motion to Accept/Not-Accept - Israel

Reserve Expense

XIX. OPEN FORUM (LIMIT 3 MINUTES per person)

XX. BOARD REPORTS

XXI. ADJOURNMENT

The next Board of Directors Meeting is scheduled for August 26, 2019.

***Please Note: Residents may speak at the 1 minute or 3 minute Open Forum, but not both,
and may also speak at the Agendized Open Forum.***