

**SUN CITY SHADOW HILLS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
MONTECITO CLUBHOUSE BALLROOM - 80-888 SUN CITY BOULEVARD
MONDAY, MAY 22, 2023
2:00PM
AGENDA**

- I. 2:00PM - CALL TO ORDER - Jerry Conrad, President
- II. THOSE THAT CAN STAND, PLEASE STAND FOR THE PLEDGE OF ALLEGIANCE
- III. INTRODUCTION OF BOARD MEMBERS & STAFF - Jerry Conrad, President
- IV. BOARD MEETING ETIQUETTE
- V. SPEAKER FORM REMINDER
- VI. EXECUTIVE SESSION DISCLOSURE Cari Burleigh, GM
(Legal, Member Discipline, Formation of Contracts, Personnel)
- VII. MINUTES
 - A. Draft 4/24/23 General Session
- VIII. ANNOUNCE COMMUNITY STAFF PERSON OF THE MONTH
 - Julian Corrales - Employee of the Month - May 2023
- IX. OPEN FORUM (3-MINUTES, PER PERSON)
- X. UNFINISHED BUSINESS
 - A. Comments received regarding items posted for 28-day comment
 - 1. Design Rules, Section 4.12.2, Motor Generators
 - B. Proposed revisions to the Design Rules, Section 4.12.2 Motor Generators
Motion to Accept/Not-Accept - Prezlock
- XI. NEW BUSINESS
 - A. Accept the proposal to purchase a new sound system for Shadows Restaurant
Replacement fund expense
 - B. FAC BAF- Contract Recommendations
 - C. Request to revise the SCSH Event Pass Procedure
 - D. Request approval to purchase (30) chair frames for the Montecito Clubhouse
Replacement fund expense
 - E. Request approval to purchase (4) utility carts for Shadow Hills Golf Club
Operating expense
 - F. Discussion regarding additional PB courts
- XII. FINANCIALS - Terry Coon, Treasurer
 - A. FAC Report by Zerryl Becker
 - B. Controller's Report by Aurora Solis
 - C. Golf and F&B Financial Report by Phil Vigil
 - D. Accept the April 2023 Treasurers Report
 - E. Accept the May 2023 Controller's Report
 - F. Accept the May 2023 FAC Report
 - G. Accept the April 2023 HOA Financials
 - H. Accept the April 2023 Golf and F&B Financials
 - I. Accept the April 2023 Bank Reconciliations
 - J. Liens on Member Accounts - **None**
 - K. Foreclosures on Member Accounts - **None**
 - L. Bad-Debt Write Off - **None**

XIII. CONSENT AGENDA

A. Staff Reports (*Facilities & Maintenance, Vintage Landscape Associates, Fitness Dept. Lifestyle Dpt., Security Dpt., Golf and F&B Dpt.*)

B. Committee Minutes

1. Design Review Committee - 4/4/23; 4/18/23
2. Finance Advisory Committee - **No Minutes**
3. Golf Advisory Committee - 1/17/23
4. Information Advisory Committee - 4/19/23
5. *The View* Advisory Committee - **No Minutes**
6. Food and Beverage Advisory Committee - 3/21/23
7. Landscape Advisory Committee - 4/12/23
8. Safety Advisory Committee - 4/12/23; 5/3/23
9. Emergency Preparedness Committee - 4/6/23; 5/4/23
10. Facilities & Services Advisory Committee - 3/2/23
11. Health & Fitness Advisory Committee - 4/5/23
12. Lifestyle Advisory Committee - **No Minutes**
13. City Development Committee - **No Minutes**

XIV. COMMITTEE REPORTS (3-Minutes)

1. **Scott Bartholomaus - GAC**
2. **Jeff Kirkpatrick - SAC and EPC**
3. **John Petersen - FSAC**
4. **Angela Frost - H&F**
5. **Chris Stevens, LAC**
6. **Agi Kessler, DRC**

XV. BOARD REPORTS (3-MINUTES, PER PERSON)

XVI. OPEN FORUM (3-MINUTES, PER PERSON)

XVII. ADJOURNMENT

The next Board of Directors Meeting is scheduled for June 26, 2023

Please Note: Residents may speak at either of the 3-minute Open Forums.