



Minutes of the Public Board Meeting of September 26, 2023

Directors Present: Eric Hoagland (President), Pam Schwartz (Vice President), John Terko (Treasurer), Gail Warmath (Secretary), and Directors; Al Morton, Jerry Walczak, Robert Wheat, Jack Elliott.

Directors Absent: Ed Van Ness

The meeting was called to order by President Hoagland at 9:00 a.m. the Pledge of Allegiance was recited.

Secretary Warmath verified a quorum was present.

The agenda for today was accepted as written.

The minutes for the June 27, 2023 meeting were accepted with no corrections.

President Hoagland indicated that although there was no board meeting in July or August, that work at SCHOA continued as usual. He welcomed those attending.

General Manager Gray reported that our previous Marketing Manager has resigned and Jean Morland is taking his place. Connie Grace has been hired as an Administrative Assistant and Marcie Miller has been hired as an Administrative Assistant for Compliance. SCHOA is advertising for a Business Coordinator.

GM Gray reported that Membership is up 23% from last year. The New Residents Meeting is scheduled for October 6th and the doors open at 9:30 a.m. Reservations are being taken. SCHOA's Lifestyle Expo is November 1st. Doors open at 9:00 a.m. at Sundial Recreation Center.

GM Gray also acknowledged that SCHOA is aware that Group Homes are a huge issue and SCHOA keeps track of any new ones. Ms. Gray has met with Sun City West, State Representatives and Maricopa County to discuss the issue. Ms. Gray also noted that SCHOA has eleven lawsuits pending.

Tom Wilson reported on the Compliance Department issues, updates and activities. He introduced Compliance Officer Linda Cooper the newest compliance officers, Gary Myers.

Director Morton reported that the attorney's review of SCHOA's proposed CC&R's has just been returned. The Board will review the recommendations and hold another CC&R Committee Meeting.

Secretary Warmath reported on the upcoming Election and introduced those running: Directors Wheat and Morton and new candidates, Gary Bradley and John DeWeerd. Candidate packets are still available for one more week.

Director Wheat reported on Government Affairs that the Wastewater Rate Case decision will be released in November at the earliest. There will be a call to action on SCHOA's website later today regarding a 3-tier system, for EPCOR, that doesn't include industrial or new developments in the Sun City's rates.

Vice President Schwartz reported on the Roads and Safety Committee that the meeting this month was well attended and continuing issues were discussed including the stop signs (in the middle of the street) on 103rd Avenue.

Jean Totter was introduced as the new RCSC Liaison for SCHOA. She reported a new General Manager has been hired for RCSC and the announcement will come soon.

The meeting was recessed at 9:45 a.m.

Respectfully Submitted,

Gail Warmath, Secretary