

SUNRISE RACQUET CLUB OWNERS' ASSOCIATION, INC.
MEETING OF THE BOARD OF DIRECTORS
FEBRUARY 16, 2019

BOARD MEMBERS PRESENT: Nancy Luckritz, President
Les Wheeler, Vice President
Susan Gathings, Secretary
Gary Hagney, Treasurer
Jack Helscher, Director
Mary Blackman, Director
Jerry Cruz, Director

OWNERS PRESENT: See Attached List

Also present was Bobbie Gaffney, representing The Gaffney Group

CALL TO ORDER

President Luckritz called the meeting to order at 10:00 A.M.

APPROVAL OF MINUTES

A motion was made by Jack Helscher to approve the minutes of the January 19, 2019 meeting. The motion was seconded by Mary Blackman and carried. President Luckritz stated that the Board met in Executive Session prior to this meeting to discuss owner compliance.

FINANCIAL REPORT

Treasurer Hagney presented the financial report for the period ended December 31, 2018. He stated that the Association had a negative variance to budget at the end of December in the amount of \$17,036, due primarily to water expense. The reserve balance at the end of December was \$455,110. **A motion was made by Le Wheeler to accept the financial statement for the period ended December 31, 2018. The motion was seconded by Jerry Cruz and carried.**

COMMITTEE REPORTS

Landscape

Mary Blackman reported that the trees are being trimmed. An owner on Ganador submitted a request to transition the front and side areas to desertscape. The Board was in agreement with the plan, conditional upon the straight line on the side being changed to a meandering border. Sanchez Landscaping provided a proposal to replace the grasses on Sunrise with pink and white grasses. A total of 55 plants are proposed, which the Board believes are too many. The Landscape Committee will determine how many plants are actually needed and bring this back to the Board. It was stated that overall the property looks very nice.

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Architectural Committee

Jack Helscher stated that, since the last meeting, the Committee approved a request for a garage door replacement, a request for a kitchen and bath remodel, a courtyard shade structure, a request for a roof furnace exhaust, and a reed glass front door.

Pools, Spas and Lakes Committee

Jerry Cruz said that he hopes everyone is enjoying the new furniture! Since the last meeting the salt cells were replaced at Pool 3 and the heater PC board was replaced at Pool 2. It was reported that Pool 4 is cold, which Management will follow up on.

Social Committee

Les Wheeler announced this evening's potluck, which is a Valentine theme. This will begin at 5:00 P.M.

Tennis Committee

The tennis and pickle ball courts are getting a lot of use. There was a request for additional pickle ball courts.

A motion was made by Gary Hagney to accept the committee reports. The motion was seconded by Susan Gathings and carried.

ACTION ITEMS

Powder Coat Pool Tables

A motion was made by Les Wheeler to approve the proposal submitted by Patio Guys to powder coat the pool tables. The motion was seconded by Susan Gathings and carried.

Clubhouse Cleaning

Action on this was tabled pending receipt of additional proposals.

2018 Audit and Taxes

A motion was made by Gary Hagney to approve the proposal submitted by VanDerPol & Company, CPAs, to audit the 2018 financials and prepare the tax returns. The motion was seconded by Susan Gathings and carried.

Street Patching

The Board discussed the needed crack filling and street sealing. Discussed was removing the asphalt cracks and replacing with pavers. Management was asked to obtain proposals to fill the cracks or remove the cracked areas and replace with pavers, and seal the streets. A scale drawing will be required, showing the pattern of any paver areas.

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Concrete Repair

The Board was in agreement to have Jelinek Construction repair/replace the bad concrete sections by 1200 Primer. Jelinek will also be asked to check the sidewalk through the desertscape area.

Owner Solar Installation Policy

Management provided the Board with a sample Owner Solar Installation Policy. The Board will review the policy and provide feedback.

SCHEDULE NEXT MEETING

The next meeting will be held on March 16, at 10:00 A.M. The meeting will be held in the SRC clubhouse.

OWNER FORUM

Topics during the Owner Forum included roof leaks, drainage, wood repair, the Association website, and communication. The Board was also asked to allow owners to change the color of their front doors and Management was asked to purchase 12 more binders. Neighborhood Coalition information was also provided and new owners introduced themselves.

ADJOURNMENT

Upon motion made by Susan Gathings, seconded by Gary Hagney and carried, the meeting adjourned at 11:05 A.M.

Respectfully submitted,

Susan Gathings
Secretary