

Sunflower Community Association

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Board of Directors Meeting: Open Session

September 23, 2026, 10:00AM

Conducted in the State of Arizona and via Zoom

Join Zoom Meeting

<https://us06web.zoom.us/j/82045093997?pwd=dINsK0JURWttVWtSMGdGUzlkZekQ5dz09>

Meeting ID: 820 4509 3997

Passcode: 983892

Board of Directors Meetings are scheduled for the Board to conduct Association business, and this is accomplished through a process of discussion, deliberation, and decision-making. Homeowner questions, comments, concerns, and opinions are important to the Board and the homeowners in attendance should have an opportunity to be heard in this process. To ensure that all comments are heard, the Board has the authority to place reasonable time restrictions on those wanting to be heard, per ARS 33-1804 / 33-1248. The Board may not act on items brought forth in the Homeowner Forum but can set them for a future agenda item. Please know that prior to the Board taking formal action on an item under discussion, the homeowners will have an opportunity to give their opinion.

OPEN SESSION AGENDA

- I. **Call to Order/Verification of Board Quorum**
- II. **Pledge of Allegiance**
- III. **President's Announcements-**
- IV. **Executive Session Items**
 - Executive Minutes-August 29, 2026 Tim
 - Appeal (6077571)
 - Waive (6778033)
 - Accommodation (607762)
 - Code of Conduct (6273551)
 - Complaint (6454900)
 - Code of Conduct (6078198)
- V. **Consent Agenda** - Approval of Board meeting minutes from August 29, 2026, Emergency Board meeting minutes from September 14, 2026, Committee Minutes, resignations and applications.
- VI. **Treasurer's Report**
 - August Financials-Motion Patrick
 - Reimburse Operating from CIF and Reserves for income taxes paid.
- VII. **Standing Committees with Action Items.**
 - Landscape**-Spring Planting RFP request-Motion Ken
 - PRAC**-Reserve Fund Percentage -Motion Kathy



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VII.



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VIII. **Standing Committees with No Action Items**

ARC, Election, Website, Welcome

IX. **Manager's update**

X. **Unfinished Business**

- Conservation Corps Update Tom
- Pool heater replacement-Motion Tim
- Fiesta and Library Painting-Motion Tim
- Solar CIF Ballot Results Tom

XI. **New Business**

Pool tile and shower cleaning-Motion Tim
Vintage Gardeners Bylaws and Gatherings Charter Kathy

XII. **Homeowner Suggestions**

- Tai Chi on the outdoor green area in winter, fiesta room in summer.
- Purchase yoga blocks for the fitness center.

Next meeting **October 28 , 2026 @ 10:00 AM in Fiesta Room**

XIII. Adjournment



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SUNFLOWER COMMUNITY ASSOCIATION

Board of Directors Meeting Minutes

Wednesday August 26, 2026, 10:00 a.m.

Fiesta Room and ZOOM

Notice is hereby given of a regular meeting of the Board of Directors of the Sunflower Community Association at the Sunflower Village Center, 9401 N. Sunflower Park Drive, Tucson, AZ 85743

The Board of Directors of Sunflower Community Association met on Wednesday, August 26, 2026. The Board met at 10:00 a.m. in the Fiesta Room and via Zoom. Board present: President Tim Lardy, Treasurer Patrick Stirling, Secretary Kathy Mitchell. Directors Tom Swain, Larry Schierer and Stacy Shellard. Also, present Lisa Sak, Sunflower Community Manager, Karen Mathews, Regional Director of On-Site Communities and residents present via Zoom and in person.

I. Call to Order

President Tim Lardy called the meeting to order at 10:00 a.m.

II. Roll Call

President Tim Lardy called roll, Treasurer Patrick Stirling, Secretary Kathy Mitchell, Directors, Tom Swain, Larry Schierer and Stacy Shellard were present. Quorum was met to conduct business.

III. Pledge of Allegiance

President's Announcements-reviewed the rules and procedures for commenting at the Board meeting, discussed upcoming water issues, solar project and ballots and thanked the candidates for running.

IV. Executive Session Items

Executive Minutes-July 26, 2026

MOTION: Motion by Larry Schierer and seconded by Patrick Stirling to approve July 29, 2026, Executive Board Meeting Minutes. Motion carried 6-0.

V. Consent Agenda

MOTION: Motion by Patrick Stirling and seconded by Kathy Mitchell to approve July 29, 2026, Board Meeting Minutes and Consent Agenda. Motion carried 6-0.

VI. Treasurer's Report Presented by Patrick Stirling.

MOTION: Motioned by Patrick Stirling and seconded by Larry Scheierer on recommendation by the Finance Committee, I move to accept the July financials. Motion carried 6-0.

MOTION: Motioned by Patrick Stirling and seconded by Larry Schierer on recommendation by the Finance Committee, I move to amend the current budget to reduce Reserve Contributions by \$25,000. Motion carried 6-0.

VII. Standing Committee Reports with Action Items

a. Elections-Kathy Mitchell-announced 6 candidates for the Board.

b. Landscape-Patrick Stirling

MOTION: Motioned by Patrick Stirling and seconded by Larry Schierer on recommendation from the Landscape Committee, I move to accept the proposal from AAA of \$10,852.60 for the fall tree planting. Motion carried 6-0.

c. Policy-Kathy Mitchell

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by the Policy Committee, I move to approve Resolution 201-08.2026 regarding the Board motion on April 19, 2023, to fund the Reserve Fund above 70%. Motion carried 6-0.

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by the Policy Committee, I move to number the Resolution assigned to Arizona law pertaining to the HOA agendas and executive sessions to Resolution 101-5.2026. Motion carried 6-0.

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by the Policy Committee, I move to approve Charter Club Policy 7.02 specifically clarifying language regarding a quorum. Motion carried 6-0.

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by the Policy Committee, I move to approve the creation of Policy 3.10 Sunflower Flag Policy. Motion carried 6-0.

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by the Policy Committee, I move to approve the Ad Hoc Policy Committee Charter. Motion carried 6-0.

b. PRAC-Kathy Mitchell-

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by PRAC, I move to have management purchase 15-20 commercial solar lights and have them put in an area along Sunflower Park Drive for residents to view and comment. Motion carried 6-0.

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by PRAC, I move to have Management send out 3 RFPs to repaint the Fiesta room and the Library. Motion carried 6-0.

MOTION: Motioned by Kathy Mitchell and seconded by Tim Lardy on recommendation by PRAC, I move to ask management to send out 3 RFPs to replace the carpet in the Library using the same flooring as what is in the Fiesta room. Motion carried 6-0.

Standing Committee Reports with no Action Items: ARC, Landscape, Website, Welcome

VIII. Manager Report-Repairs, elections, path light project, painting fiesta room, CIF solar project, staff meeting and training, vaccination clinic.

IX. Unfinished Business-

a. Perimeter wall painting-Tim Lardy.

MOTION: Motioned by Tim Lardy and seconded by Larry Schierer to accept the proposal from Top Tier Painting of \$7,800 plus 10% for a total of \$8560. Motion carried 6-0.

b. Bocce Court proposal-Tim Lardy-discussed one proposal, very high, management will send additional RFPs for project.

c. Solar-Tom Swain-discussed the project and answered questions regarding the project. Management will investigate multiple ballots, torn ballot and past owner/new owner ballots.

X. New Business-

a. Bocce, Pickleball, Quilters, Social Clubs changes to By-Laws-Tim Lardy

MOTION: Motioned by Tim Lardy and seconded by Larry Schierer I move to accept Bocce, Pickleball, Quilters and Social Clubs updated By-Laws. Motion carried 6-0.

b. Fitness Club Donation-Patrick Stirling

MOTION: Motioned by Patrick Stirling and seconded by Tim Lardy I move to accept a donation of \$2000 from the Fitness Club to be used for Music Under the Stars. Motion carried 6-0.

XI. Homeowner Forum/Suggestions: Tim Lardy

- Paint lower part of the wall and wainscoting in Fiesta room-already discussed earlier in the Board meeting.
- Financials are not available to residents before finance meeting-Finance Committee reviews them before being available to the residents.
- Start a water conservation task force-Board will be discussing a an Ad-Hoc committee to investigate water issues.
- Solar-already addressed earlier in the meeting.

Next Meeting, September 23, 2026, 10:00 am in the Fiesta Room and on Zoom.

XII. Adjournment

MOTION: Motion by Tim Lardy and seconded by Tom Swain to adjourn the meeting at 11:48am. Motion carried 6-0.

Executive Session prior to regular Board Meeting: Although attendance at the executive session is restricted to the Board (members are not permitted to attend), Arizona law requires that members be informed of executive session meetings. The Board anticipates meeting in executive session immediately prior to the Board Meeting to address: Matters relating to personal, health or financial information about an individual member of the association, an individual employee of the association or an individual employee of a contractor for the association. See A.R.S. §33-1804(A) (3)(4)(5) (Planned Communities)

Respectfully Submitted by Lisa Sak

SUNFLOWER COMMUNITY ASSOCIATION

Emergency Board of Directors Meeting Minutes

Monday, September 14, 2026, 10:00 a.m.

Craft Room and ZOOM

The Board of Directors of Sunflower Community Association met on Monday, September 14, 2026. The Board met at 10:00 a.m. in the Craft Room and via Zoom. Board present: President Tim Lardy, Vice President Ken Ropp, Directors Larry Shierer, Tom Swain and Stacy Shellard. Also, present Lisa Sak, Sunflower Community Manager, and residents present via Zoom and in person.

I. Call to Order

President Tim Lardy called the meeting to order at 10:00 a.m.

I. Roll Call

President Tim Lardy called roll, Vice President Ken Ropp, Directors, Larry Shierer, Tom Swain and Stacy Shellard were present. Quorum was met to conduct business.

II. New Business-Proxy, Alarm and Fire System discussed due to failure in system.

Motion: Motion by Tim Lardy and seconded by Larry Schierer to accept the bid from Wildcat Lock and Security for the replacement of the key card system in the amount of \$6699.50 plus 10% for a total of \$7369.45 system cost and accept the annual monitoring service of \$1152. Motion carried 5-0.

Motion: Motion by Tim Lardy and seconded by Ken Ropp to accept the bid from Wildcat Lock and Security for the replacement of the Alarm system in the amount of \$1843.06 plus 10% for a total of \$2027.37 system cost and accept the annual monitoring service of \$660. Motion carried 5-0.

Motion: Motion by Tim Lardy and seconded by Ken Ropp to accept the bid from Wildcat Lock and Security for the replacement of the Fire Alarm system update in the amount of \$528.00 and accept the annual monitoring service of \$1188. Motion carried 5-0.

IV. Adjournment

MOTION: Motion by Ken Ropp and seconded by Larry Schierer to adjourn the meeting at 11:29 am. Motion carried 5-0.

Respectfully Submitted by Lisa Sak

ARC Minutes- 8/18/2026

1. Call to Order by Larry Schierer at 8:58am

2. Introduction of guests, Carolyn LaPotin

Present Larry Schierer Board Liaison, Architectural Review Committee Members, Joe Anderson, Terry Johnson, Gordon Barron, Jim McLure, Robert Thornton, and Jim Conley

3. Motion to approve Architectural Committee Minutes from August 4, 2026, by Terry Johnson seconded by Gordon Barron.

4. ARC# 164 from 9423 N Dancing Gecko Place project windows was approved
ARC # 165 from 9315 N Whispering Shadows Way project Paver Walkway Extension was approved.

ARC#166 from 9314 N Desert Mist Lane project Roof was approved

ARC#167 from 7643 W Alamosa Place project Garage Door was disapproved needs more information, document held for further information.

5. Month

August – Jim Conley & Bob Thornton

September- Terry Johnson

6. Other items: Suncatcher article, add as much detail of the project as you can. Paint chips if not in paint book, including garage doors.

1. Call to Order by Larry Schierer Board of Directors liaison

Present: Larry Shierer Board Liaison, Architectural Committee Members Terry Johnson, Dan Bradley, Joe Anderson, Jim McLure, Jim Conley, Gordon Barron and Bob Thornton, Rosie Young Assistant Community Manager, and Lisa Sak Community Manager

2. Introduction of guest Steven Elder

3. Approval of August 18, 2026, Minutes. Motion by Jim Conley Seconded by Terry Johnson

4. ARC #167 from 7643 W Alamosa Place, project Garage Door application was approved.
ARC #168 from 9325 N Sunflower Blossom Place project Roof add Solar energy storage application was approved.

ARC #169 from 7595 W Alamosa Place project Roof Repair application was approved.

ARC #170 from 9704 N Sandy Mesa Place project Sunshades for Patio & Bathroom window application was approved.

ARC #171 from 8034 W Wandering Spring Way project Windows application was approved.

ARC #172 from 7679 W Summer Scene Drive project Wall Modification application was Approved.

ARC #173 from 9721 N Sandy Mesa Place project Mini Split AC unit Install application was Approved.

ARC #174 from 7524 W Suncatcher Drive project Roof Install or Modification application was approved.

ARC #175 from 7684 W Wildflower Crest Way project Landscape application was approved

ARC #176 from 7684 W Wildflower Crest Way project Wall Modification application was approved

ARC #177 from 7684 W Wildflower Crest Way project Irrigation application was approved.

5. No Old business

6. New business- ARC Appeal 7638 W Desert Cactus Way Garage door Color one time variance approved

7. Month September Terry Johnson

8. Other items- Make an E-blast of phone number for town of Marana Public Works and or Wyyred 520-526-1180 to repair sinkholes from their digging in neighborhood. For the ARC Committee article in October's Sun Catcher add information of when redoing your windows get multiple estimates before settling on who does your replacements..

ELECTION COMMITTEE MINUTES

August 31st. 2026

Call to order: Kaye Walter called the August Election Committee meeting to order at 3:00 on 8-31-26. Kristy Ashmore, Elizabeth Kirk, Carol Normand, Effie Skroch were in attendance as members. Lynda Shaw is out of town. Lisa Sak and Rosie Young represented the Sunflower Management and Kat Mitchell acted as our Liaison. A Quorum was established.

Minutes: The July 1st Minutes were reviewed and approved. They will be included in the next Board packet.

OLD BUSINESS: Carol Carlisle had submitted her resignation from the Election because she will be a candidate running for a HOA position in the upcoming election.

Carol had written the weekly Communicator updates.

Effie Skroch has written the Cover Page for the August and September Sun Catcher.

NEW BUSINESS: Time was spent reviewing the Special Edition: Candidates For The Board. Rosie plans on getting this out to the residents Sept 2 by 5pm.

Joseph Alsup, Charlie Barlow, Carol Carlisle, Morgan Coffman, Tim Lardy and Don Martin are the 6 candidates running for the 4 open positions on the Board.

Regarding the (Solar) CIF Project Ballots, this committee will be responsible for scanning the completed ballots and then send to AAM corporate for the tally.

Due to voting confusion and questions at the General Board Mtg of August 26th, it was suggested by Kat Mitchell and Lisa Sak that we open the scan to residents.

Residents may view at a 6 foot distance with no comments. This will take place in the Craft Room Sept 21st. Our regular Committee Mtg will follow immediately.

Kaye Walter requested a volunteer for someone to write the weekly Communicator blurbs and Liz Kirk said she'd give it a try.

Sept. 14th: 9-10:30 Ballot Pkg review of HOA Candidates & Tax Form options

Sept 21 after ballot count-Question Selection for Meet the Candidates

Sept 26th 9am Meet the Candidates

Sept 28th 6pm Meet the Candidates

Sept 30th 9am Prepare paper ballots to be mailed out

Oct 17th 3:00-5:00 Voting Table for additional help in Lobby

Nov 3rd 9am completion of Ballot Count

Nov 4th 5:15pm- 5:45 Final Voting Table in Lobby

Nov 4th 6:00pm- Annual Meeting and Election Announcements-Fiesta Room

Obviously this is a very busy time for the Election Committee and various members volunteered to cover the duties.

Respectfully submitted,

Effie Skroch

Secretary

Finance Committee Meeting Minutes (Draft)

August 18, 2026

Chairperson Patrick Stirling called the meeting to order at 1:31 p.m. Members in attendance: John Nemec, Chuck Boehme, Jim Smith, Sandra Gaskill and Bonnie Scott. Jacque Tibbs had an excused absence. Kathy Mitchell, Board member represented Jacque Tibbs as Finance Committee's PRAC representative. AAM accounting representative Linda Hess via Zoom. There were 9 Sunflower members in attendance.

- Approval of the July Finance meeting minutes – Bonnie made the motion to approve the minutes, John seconded the motion and the motion was unanimously approved.
- Review of the July Financial Statements – When reviewing the Home sales Report for July, 2 homes closed in July and the CIF income for those will be recorded in the August financials.

John Nemec asked Linda to drop the balance in CIF account #11550 to a \$5,000 balance and transfer the remaining funds to the CIF Fidelity MM account.

Patrick asked Linda to correct the figure for Reserve account #89001 in the Variance Report to the correct amount of \$370,000 for YTD Budget and \$420,000 Annual Budget.

The Reserve report should reflect the Wash Irrigation System as item #380 and not #580.

John made the motion to approve the financials, Bonnie seconded the motion and the motion was unanimously approved.

Lisa provided the Finance members with a copy of the 2026-2027 budget.

- Patrick reviewed the Treasurer's Report and the committee accepted it as presented.

- Old Business – Surplus/(Deficit)

John presented an updated Surplus/(Deficit) report. There may not be enough to cover the \$120,000 given to Reserves to cover the Wash Irrigation expense or the \$37,000 subsidy for next year's budget, which may cause a significant reduction of Members Equity next year.

There was discussion on using funds in the Members' Equity which currently has a \$273,000 balance. However, it was decided to recommend to the Board that the budgeted September Reserve transfer of \$25,000 not be made to mitigate the anticipated reduction of Members Equity. Therefore, Patrick made the motion that the Finance Committee recommends the Board amend the current year Operating budget to reduce the Transfers to Reserve Fund (account #49001) by \$25,000. John seconded the motion and the motion passed with 5 in favor and 1 against.

- New Business – Updating Policy 4.01 Internal Controls

Patrick had sent out a copy of Lisa's updating of Policy 4.01 to all Finance Committee members. Bonnie had reviewed it and made corrections to it and provided the Finance Committee members in this meeting with a copy of her recommended changes. Bonnie, Kathy Mitchell, and Lisa will review Bonnie's changes and provide an update to the Policy committee. Bonnie asked the Finance Committee members to review their copy and if they have changes, email them to her by August 26th.

- Other Items – Solar Update

There was lengthy discussion on the information provided to homeowners on the voting for Solar which is currently available via computer. John and a community member pointed out that the \$416,000 CIF expense may not be the correct amount needed for the project. The committee decided the Board should consider stopping the voting and re-do the information provided to homeowners on the cost of the Solar project. Lisa will contact the Board President regarding this issue.

- The next committee meeting - Tuesday, September 15th, 2026, at 1:30p.m,
- Adjournment – Bonnie made the motion to adjourn at 2:29 p.m. Chuck seconded the motion and it was unanimously approved.

Sunflower Landscape Committee
Approved Minutes
August 5, 2026, 10:00

Call to Order

Attending: Lois Croly, Charlie Barlow, Jude Malen, Janis Willkom, Jant Boehm, Jant Zampieri

Guests: Patrick Stirling board liaison, Lisa Sak-AAM, Humberto-AAA, Greg Carlson

Business:

- 1.) Review protocol for conducting guest comments
 - 2.) Approved July Minutes
 - 3.) AAA Update – Humberto (senior top manager, Enrique (supervisor)
 - 4.) Irrigation completed on the wash, but will there be an As-Built Diagram be provided?
 - 5.) Question on irrigation leakage areas. No further memorial flags on the Ridge PVC. Further discussion on replacement of system along Sunflower Park Drive, noted of date of last repair.
 - 6.) Thank you for the irrigation map, indication times of operation.
 - 7.) Question on date of supplemental spring planting trees/plant for September. Review punch list replacement trees from Spring planting with Charlie and Humberto on Aug 6.
 - 8.) AAA Gravel Replacement Update cost of ¼ or the wash or area at curve on sunflower parkway? On the advice of the Board Liaison, we will table the discussion of gravel replenishment.
 - 9.) Carol Buuk discusses new housing you can see from the parkway. Suggests better coordination with planting process to help trees survive in spring/summer.
 - 10.) Smart Scape signs- when will be in ground?
 - 11.) Budget for next year? How do you want to spend it? Discussion of planting trees verse gravel. What areas are priorities?
 - 12.) Going over proposed plantings—review of plantings for the 2026 and 2027 season. Plans to be reviewed at September meeting.
 - 13.) Options to deal with the Grass by the pool— Please table this issue until September as we have a full schedule for this current meeting.
 - 14.) Communications – Suncatcher and Communicator? Grass undergoing treatment for weed, dying, dead tree replacement in Sept
 - 15.) Other
 - 16.) Guest introductions/ feedback / question
- Adjournment

Ad Hoc Policy Committee Meeting Minutes (Draft)
September 04, 2026

1. Meeting called to order by Robin Sterner at 9:01a.m. Roll call and guest introduction (when applicable).
Members present: Robin Sterner, Julie Frickel, Billie Barron, Yvonne Otto. Excused absence: Mary Ann Johnson.
Sitting in for Kathy Mitchell/Liaison is Larry Schierer.
Guest(s): Lisa Sak, Tim Lardy
2. Motion to approve minutes from August 07, 2026 meeting by Robin Sterner, seconded by Julie Frickel. All approved.
3. Discussed Board Meeting subject regarding formation of a new sub-Landscape committee to address the water crisis and assist in exploring methods used in similar communities for the conservation/reduction of water usage. Board President, Tim Lardy will assume the task of establishing a new committee charter along with the Board Of Directors. It was suggested that representatives/liaisons from other committees might be called upon to offer their input and insight as it relates to this subject.
4. Motion by Julie Frickel to change ad hoc policy committee members from five (5) to seven (7). Motion seconded by Robin Sterner.
5. After further review of Policy 3.07 General Manager Job Description, it was determined that some of the verbiage be replaced by wording that was more appropriate for the subject matter. Julie Frickel will lead on this topic.

6. Other Items: Policy 3.03 and 3.04 for next meeting.
7. Tim Lardy and Lisa Sak left the meeting at 9:37a.m.
8. Adjourned meeting at 10:34a.m. (Next Ad hoc Policy Committee Meeting scheduled for October 02, 2026 At 9:00a.m.~10:30a.m.)

Prepared by Billie Barron, Secretary (September 9, 2026)II

PRAC Minutes for 8/6/2026

Meeting was called to order by chairman Tom Howlin at 1:01 P.M.

Committee members: Tom Howlin, Rod Olson, Diane Christie, Bob Bender, John Roberts, Dave Hausman, and Kevin Kirkey

Sunflower Management: Lisa Sak

Board/Committee Liaisons: Kat, Patrick

Visitors: Ric Zimmerman, Lois Crowley

No Minutes for June due to lack of quorum at that meeting.

Old Business

Final Reserve Study

Discussion concerning the granite anomaly otherwise accepted.

Disclosure of Reserve % at Board Meetings

It was agreed that the board treasurer will announce reserve % at monthly board meetings to keep the community abreast of changes in reserve funds.

New Business

Landscape Committee

Communication with AAA about leaks on SF parkway. AAA identified lots of PVC (not swing pipe). Search is underway for record of 2015 repair.

\$120k contribution to reserves from operating

The finance committee recommended and the board approved the transfer to offset reserve spend on wash irrigation project.

Solar Proposal and Reserve Calculation and PRAC's Role in Solar

If funded and installed, PRAC's role will be no different than with any other asset.

Replacement of Pathway Lights on Sunflower Parkway

Motion was made and passed to recommend a trial run of solar powered lights

Fiesta Room and Library Painting and Repairs

Motion was made and passed to recommend to the board to have an RFP done for painting the Fiesta room so that baseboard can be installed. Additional motion was made and passed to have an RFP done for the painting of the Library and the replacement of the flooring

Sub-Committee

PRAC recommends formation of sub committee to deal with pool issues to include John Roberts, Dave Hausman, Kevin Kirkey, George, and Lisa

The meeting was adjourned at 2:19 pm.

Respectfully Submitted,

Kevin Kirkey, Acting Secretary

AUG 28 2026

SUNFLOWER COMMITTEE VOLUNTEER APPLICATION

Please complete this form and return to the Community Coordinator, to be considered by the Board of Directors

NAME: Christopher Montijo DATE: 08/26/2026 LOT #: 778
ADDRESS: 9374 N Desert Mist LN EMAIL: lit1mountains@gmail.com PHONE: 407 376 4819

NAME OF COMMITTEE APPLYING FOR: Finance Committee

I have attended at least one of the listed committees meetings:

I have read the charter for listed committee and have read general committee Policy 7.01

I am a member (homeowner) in good standing:

CM (Initial)
CM (Initial)
CM (Initial)

Do you have any experience working on the committee you are volunteering for? NO
Please describe this experience, if any.

Why would you like to work in the area that you are volunteering for?

I would like to seek cost savings for the Community

Do you have any experience working on an Association Board or committee? No

How do you feel your education/experience has prepared you for working on this committee?

I have had to manage budgets and find cost savings during my career

Any other information you would like to share about yourself that would be helpful for us to know?

I'm a team player, have common sense and would like to get involved.

I have education/experience in the following areas:

Business Management, minor in accounting and was a certified purchasing Manager

Applicant Signature:

Chris Montijo

Committee Chair Signature:

Paula Filing

BOD Liaison Signature:

Paula Filing

Lisa Sak

From: carlisle@bmstahoe.com
Sent: Tuesday, August 25, 2026 4:14 PM
To: Lisa Sak; Kaye Walter; Kat Mitchell; Carol Normand; Kristy Ashmore; Carol Carlisle; Rosie Young; Lynda Shaw; Elizabeth Kirk; Effee Skroch
Subject: Resignation from Election Committee



With the elections closed, as I am running for the Board I respectfully submit my resignation from the Election Committee. It has been a pleasure working with you all. Resignation is effective August 25, 2026.

Carol Carlisle

Sunflower Treasurer's Report September 2026

(DRAFT 9/15)

Financial data is from AAM as of August 31st, 2026. Numbers are rounded to the nearest dollar.

The Financial Reports were published on September 7th, the Finance Committee met on Tuesday, September 15th, 2026.

Operating Fund

Operating revenue for the month was 106,465 Expenses were \$123,161, a deficit of \$16,696.

The Operating Fund equity balance is \$257,103; monthly interest income was \$1,134.

Reserve Fund

Reserve Fund revenue for the month was \$31,578. There was one Reserve expense of \$1,490 for block wall repair, GL 91014 (Reserve item #120).

The Reserve Fund equity balance is \$2,307,762, and monthly interest was \$6,578.

Community Improvement Fee Fund

Community Improvement Fee fund revenue for the month was \$13,808; 8 homes were sold.

The CIF balance is \$393,707; monthly interest income was \$1008.

Motions

On recommendation by the Finance Committee, I move to accept the August financials.

On recommendation by the Finance Committee, I move to reimburse the Operating Fund from the Reserve and CIF Funds for income taxes paid. For Reserve this is a transfer of \$8,934 from GL 89016 to GL 49010, for CIF this is a transfer of \$1,228 from GL 89017 to GL 49020.

CD Ladder

We have created a CD ladder for the portion of the Reserve Fund that will not be needed in the near term. We have 8 CDs, 4 each in Fidelity and Schwab for a total of \$1.125m invested at an average of 3.89% interest. See the table below for details.

The goal is to have one CD to mature every 3 months over a rolling 2 year period.

The American Express CD matured on 9/25. It will be re-invested for 2 years.

Reserve Fund CDs

		Amount	Rate	Monthly Int	Maturity	Frequency
Fidelity						
	American Express	\$250,000	3.70%	\$771	09/25/26	Semi-annually
	Bank of America	\$125,000	3.75%	\$390	12/11/26	At Maturity
	Morgan Stanley	\$125,000	4.2%	\$438	06/11/27	Semi-annually
	Morgan Stanley	\$125,000	4.15%	\$432	06/12/28	Semi-annually
Schwab						
	Bank of America	\$125,000	4.10%	\$427	11/27/26	Semi-annually
	Bank Hapoalim	\$125,000	3.7%	\$385	3/17/27	Semi-annually
	Ally Bank	\$125,000	3.75%	\$390	12/06/27	Semi-annually
	Goldman Sachs	\$125,000	3.8%	\$396	03/17/28	Semi-annually
Totals		\$1,125,000	3.89%	\$3,629		

FINANCIAL PACKAGE



Sunflower

August 2026

Sunflower

Balance Sheet

Period 08/31/2026

Assets

Operating Account

11000	Operating Checking FCB	72,760.55
11002	Onsite Deposits USB	4,833.17
11003	Debit Card Checking FCB	1,613.35
11004	Petty Cash	200.00
11008	Operating MM CIBC	869.72
11010	Operating MM - Fidelity	321,824.28

Total Operating Account	402,101.07
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CIF Fund

11550	CIF MM FCB	5,007.83
11570	CIF MM - Fidelity	388,698.89

Total CIF Fund	393,706.72
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Reserve Account

11501	Reserve Fund FCB ICS	145,554.61
11510	Reserve MM - Fidelity	628,654.49
11511	Reserve Investments - Fidelity	625,000.00
11520	Accrued Interest - Fidelity	9,791.43
11528	Reserve MM - Schwab	391,929.06
11529	Reserve Investments - Schwab	500,000.00
11530	Accrued Interest - Schwab	6,832.71

Total Reserve Account	2,307,762.30
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Accounts Receivable

12000	Accounts Receivable	19,084.43
12011	Allowance for Credit Losses	(482.93)

Total Accounts Receivable	18,601.50
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Asset

12500	Prepaid Expenses	18,289.64
12501	Prepaid Insurance	6,466.67
12502	Prepaid Income Tax	17,990.00

Total Asset	42,746.31
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Total Assets

3,164,917.90

Liabilities & Equity

Liability

20012	Collection Fees Payable	385.00
20030	Accrued Income Tax	22,618.54
21000	Accrued Expenses	17,788.99
21027	Accrued Paid Time Off	1,852.48
22000	Prepaid Assessments	34,267.29
22500	Deferred Assessments	128,933.33
22700	Refundable Deposits	500.00

Total Liability	206,345.63
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Equity

Sunflower

Balance Sheet

Period 08/31/2026

Liabilities & Equity

Equity		
35101	Members' Equity-Prior Years	332,027.81
35201	Reserve Members' Equity-Prior Years	2,026,008.74
35301	CIF Members' Equity-Prior Years	309,674.73
	Current Year Surplus/(Deficit)	290,860.99
Total Equity		<u>2,958,572.27</u>
Total Liabilities & Equity		<u><u>3,164,917.90</u></u>

GL Balance Sheet by Fund

Period 08/31/2026

Sunflower

		1 Operating	2 Reserve	3 Community Improvement Fund	Total
Assets					
<u>Operating Account</u>					
11000	Operating Checking FCB	72,760.55			72,760.55
11002	Onsite Deposits USB	4,833.17			4,833.17
11003	Debit Card Checking FCB	1,613.35			1,613.35
11004	Petty Cash	200.00			200.00
11008	Operating MM CIBC	869.72			869.72
11010	Operating MM - Fidelity	321,824.28			321,824.28
<u>Total Operating Account</u>		402,101.07			402,101.07
<u>CIF Fund</u>					
11550	CIF MM FCB			5,007.83	5,007.83
11570	CIF MM - Fidelity			388,698.89	388,698.89
<u>Total CIF Fund</u>				393,706.72	393,706.72
<u>Reserve Account</u>					
11501	Reserve Fund FCB ICS		145,554.61		145,554.61
11510	Reserve MM - Fidelity		628,654.49		628,654.49
11511	Reserve Investments - Fidelity		625,000.00		625,000.00
11520	Accrued Interest - Fidelity		9,791.43		9,791.43
11528	Reserve MM - Schwab		391,929.06		391,929.06
11529	Reserve Investments - Schwab		500,000.00		500,000.00
11530	Accrued Interest - Schwab		6,832.71		6,832.71
<u>Total Reserve Account</u>			2,307,762.30		2,307,762.30
<u>Accounts Receivable</u>					
12000	Accounts Receivable	19,084.43			19,084.43
12011	Allowance for Credit Losses	(482.93)			(482.93)
<u>Total Accounts Receivable</u>		18,601.50			18,601.50
<u>Asset</u>					
12500	Prepaid Expenses	18,289.64			18,289.64
12501	Prepaid Insurance	6,466.67			6,466.67
12502	Prepaid Income Tax	17,990.00			17,990.00
<u>Total Asset</u>		42,746.31			42,746.31
<u>Total Assets</u>		463,448.88	2,307,762.30	393,706.72	3,164,917.90
Liabilities & Equity					
<u>Liability</u>					
20012	Collection Fees Payable	385.00			385.00
20030	Accrued Income Tax	22,618.54			22,618.54
21000	Accrued Expenses	17,788.99			17,788.99
21027	Accrued Paid Time Off	1,852.48			1,852.48
22000	Prepaid Assessments	34,267.29			34,267.29
22500	Deferred Assessments	128,933.33			128,933.33
22700	Refundable Deposits	500.00			500.00
<u>Total Liability</u>		206,345.63			206,345.63
<u>Equity</u>					
35101	Members' Equity-Prior Years	332,027.81			332,027.81

GL Balance Sheet by Fund

Period 08/31/2026

Sunflower

		1 Operating	2 Reserve	3 Community Improvement Fund	Total
Liabilities & Equity					
<u>Equity</u>					
35201	Reserve Members' Equity-Prio		2,026,008.74		2,026,008.74
35301	CIF Members' Equity-Prior Year			309,674.73	309,674.73
	Current Year Surplus/(Deficit)	(74,924.56)	281,753.56	84,031.99	290,860.99
<u>Total Equity</u>		<u>257,103.25</u>	<u>2,307,762.30</u>	<u>393,706.72</u>	<u>2,958,572.27</u>
<i>Total Liabilities & Equity</i>		<u><u>463,448.88</u></u>	<u><u>2,307,762.30</u></u>	<u><u>393,706.72</u></u>	<u><u>3,164,917.90</u></u>

Sunflower
GL Balance Sheet Prior YTD Standard
Posted 08/31/2026

	08/2026	08/2025	Difference
Assets			
<u>Operating Account</u>			
Operating Checking FCB	72,760.55	99,072.34	(26,311.79)
Onsite Deposits USB	4,833.17	1,930.67	2,902.50
Debit Card Checking FCB	1,613.35	3,886.59	(2,273.24)
Petty Cash	200.00	200.00	0.00
Operating MM CIBC	869.72	516.83	352.89
Operating MM - Fidelity	321,824.28	404,983.49	(83,159.21)
<u>Total Operating Account</u>	<u>402,101.07</u>	<u>510,589.92</u>	<u>(108,488.85)</u>
<u>CIF Fund</u>			
CIF MM FCB	5,007.83	12,204.14	(7,196.31)
CIF MM - Fidelity	388,698.89	278,994.82	109,704.07
<u>Total CIF Fund</u>	<u>393,706.72</u>	<u>291,198.96</u>	<u>102,507.76</u>
<u>Reserve Account</u>			
Reserve Fund FCB ICS	145,554.61	206,099.94	(60,545.33)
Reserve MM - Fidelity	628,654.49	368,308.37	260,346.12
Reserve Investments - Fidelity	625,000.00	625,000.00	0.00
Accrued Interest - Fidelity	9,791.43	7,254.44	2,536.99
Reserve MM - Schwab	391,929.06	311,693.30	80,235.76
Reserve Investments - Schwab	500,000.00	500,000.00	0.00
Accrued Interest - Schwab	6,832.71	3,976.89	2,855.82
<u>Total Reserve Account</u>	<u>2,307,762.30</u>	<u>2,022,332.94</u>	<u>285,429.36</u>
<u>Accounts Receivable</u>			
Accounts Receivable	19,084.43	7,240.17	11,844.26
Allowance for Credit Losses	(482.93)	(2,066.84)	1,583.91
<u>Total Accounts Receivable</u>	<u>18,601.50</u>	<u>5,173.33</u>	<u>13,428.17</u>
<u>Asset</u>			
Accounts Receivable - Other	0.00	1,717.42	(1,717.42)
Prepaid Expenses	18,289.64	18,089.84	199.80
Prepaid Insurance	6,466.67	5,879.33	587.34
Prepaid Income Tax	17,990.00	24,407.00	(6,417.00)
<u>Total Asset</u>	<u>42,746.31</u>	<u>50,093.59</u>	<u>(7,347.28)</u>
<u>Total Assets</u>	<u>3,164,917.90</u>	<u>2,879,388.74</u>	<u>285,529.16</u>
Liabilities & Equity			
<u>Liability</u>			
Collection Fees Payable	385.00	85.00	300.00
Accrued Income Tax	22,618.54	24,504.93	(1,886.39)
Accrued Expenses	17,788.99	20,478.33	(2,689.34)
Accrued Paid Time Off	1,852.48	0.00	1,852.48
Prepaid Assessments	34,267.29	35,413.51	(1,146.22)
Deferred Assessments	128,933.33	126,515.86	2,417.47
Refundable Deposits	500.00	0.00	500.00
<u>Total Liability</u>	<u>206,345.63</u>	<u>206,997.63</u>	<u>(652.00)</u>
<u>Equity</u>			
Members' Equity-Prior Years	332,027.81	221,763.97	110,263.84
Reserve Members' Equity-Prior Years	2,026,008.74	1,783,730.97	242,277.77
CIF Members' Equity-Prior Years	309,674.73	264,916.93	44,757.80
Current Year Surplus/(Deficit)	290,860.99	401,979.24	(111,118.25)
<u>Total Equity</u>	<u>2,958,572.27</u>	<u>2,672,391.11</u>	<u>286,181.16</u>

Sunflower
GL Balance Sheet Prior YTD Standard
Posted 08/31/2026

	08/2026	08/2025	Difference
Liabilities & Equity			
<i>Total Liabilities & Equity</i>	<u>3,164,917.90</u>	<u>2,879,388.74</u>	<u>285,529.16</u>

Sunflower

Budget Comparison Statement

Department 1 Operating

Period 8/1/2026 To 8/31/2026 11:59:00 PM

		Current Month			Year to Date			Annual Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
Income								
<u>Assessment Revenue</u>								
40005	Assessments	128,933.34	128,934.00	(0.66)	1,418,266.67	1,418,267.00	(0.33)	1,547,200.00
40024	PY Surplus / (Deficit) Carry over	0.00	6,038.00	(6,038.00)	0.00	66,418.00	(66,418.00)	72,458.00
Total Assessment Revenue		128,933.34	134,972.00	(6,038.66)	1,418,266.67	1,484,685.00	(66,418.33)	1,619,658.00
<u>Other Operating Income</u>								
40155	Rental Income	250.00	167.00	83.00	1,750.00	1,834.00	(84.00)	2,000.00
41001	HOA Transfer Fees	150.00	835.00	(685.00)	7,500.00	9,185.00	(1,685.00)	10,020.00
42001	Late Fee	(160.00)	0.00	(160.00)	4,043.28	2,000.00	2,043.28	2,000.00
42002	Late Fee Interest	16.88	65.00	(48.12)	1,324.55	715.00	609.55	780.00
42003	Legal Fee Reimbursement	(70.00)	333.00	(403.00)	4,437.00	3,666.00	771.00	4,000.00
42005	CC&R Violation	500.00	83.00	417.00	3,700.00	916.00	2,784.00	1,000.00
42006	NSF Fees Reimbursed	0.00	0.00	0.00	100.00	0.00	100.00	0.00
42017	Newsletter	376.00	3,333.00	(2,957.00)	37,044.00	36,666.00	378.00	40,000.00
42119	Renters Card Income	170.00	125.00	45.00	2,425.00	1,375.00	1,050.00	1,500.00
44002	Fitness Revenue	0.00	0.00	0.00	0.00	3,000.00	(3,000.00)	3,000.00
44003	Guest Pass Revenue	144.00	125.00	19.00	1,610.00	1,375.00	235.00	1,500.00
44014	Front Desk Services	10.65	42.00	(31.35)	359.58	462.00	(102.42)	504.00
44023	Community Events Income	10.00	0.00	10.00	550.00	500.00	50.00	500.00
44069	Donations - Trees	0.00	0.00	0.00	1,050.00	0.00	1,050.00	0.00
44075	Saturday Morning Coffee	0.00	5.00	(5.00)	100.73	55.00	45.73	60.00

Sunflower

Budget Comparison Statement

Department 1 Operating

Period 8/1/2026 To 8/31/2026 11:59:00 PM

		Current Month			Year to Date			Annual Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
45001	Interest Income	1,133.90	1,250.00	(116.10)	18,907.08	13,750.00	5,157.08	15,000.00
49001	Transfers to Reserve Fund	(25,000.00)	(25,000.00)	0.00	(395,000.00)	(395,000.00)	0.00	(420,000.00)
49010	Transfer tax from Reserve to Oper	0.00	0.00	0.00	9,241.00	17,000.00	(7,759.00)	17,000.00
49020	Transfer tax from CIF fund to Oper	0.00	0.00	0.00	1,205.00	2,400.00	(1,195.00)	2,400.00
Total Other Operating Income		(22,468.57)	(18,637.00)	(3,831.57)	(299,652.78)	(300,101.00)	448.22	(318,736.00)
Total Income		106,464.77	116,335.00	(9,870.23)	1,118,613.89	1,184,584.00	(65,970.11)	1,300,922.00

Expense

Contracted Services

55007	Alarm Monitoring Contract	706.66	404.00	(302.66)	4,195.54	4,342.00	146.46	4,746.00
55022	Janitorial Contract	1,103.34	815.00	(288.34)	10,167.77	8,965.00	(1,202.77)	9,780.00
55025	Landscape Contract	19,788.27	20,268.00	479.73	217,670.97	221,178.00	3,507.03	241,446.00
55032	Pool & Spa Maintenance Contract	1,948.00	2,046.00	98.00	21,428.00	22,013.00	585.00	24,058.00
55035	Management Contract	1,638.00	1,698.00	60.00	17,874.00	18,435.00	561.00	20,133.00
55037	IT Maintenance Contract	190.00	0.00	(190.00)	2,322.46	2,800.00	477.54	2,800.00
55047	HVAC Maint Contract	240.00	0.00	(240.00)	2,880.00	1,400.00	(1,480.00)	2,800.00
55072	Recreation Equipment Contract	0.00	183.00	183.00	1,650.00	2,016.00	366.00	2,200.00
55115	Exterminating Contract	0.00	680.00	680.00	3,979.00	4,435.00	456.00	5,115.00
55146	Tree Pruning Contract	0.00	0.00	0.00	24,187.00	25,000.00	813.00	25,000.00
Total Contracted Services		25,614.27	26,094.00	479.73	306,354.74	310,584.00	4,229.26	338,078.00

General & Administrative

Sunflower

Budget Comparison Statement

Department 1 Operating

Period 8/1/2026 To 8/31/2026 11:59:00 PM

		Current Month			Year to Date			Annual Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
51005	Salaries & Wages	29,499.71	33,232.00	3,732.29	337,882.98	358,373.00	20,490.02	391,605.00
51025	Payroll Taxes & Benefits	6,978.99	8,160.00	1,181.01	73,873.06	89,740.00	15,866.94	97,900.00
51027	Fitness Trainer	0.00	0.00	0.00	0.00	3,000.00	3,000.00	3,000.00
51028	Mileage Reimb	24.50	23.00	(1.50)	226.69	252.00	25.31	275.00
51065	Insurance	3,233.33	3,542.00	308.67	35,256.99	38,958.00	3,701.01	42,500.00
51124	Printing, Postage, & Copying	356.73	1,500.00	1,143.27	9,725.62	16,500.00	6,774.38	18,000.00
51127	Dues & Subscriptions	427.81	417.00	(10.81)	3,979.67	4,584.00	604.33	5,000.00
51132	Community Service Recognition	0.00	167.00	167.00	408.57	1,834.00	1,425.43	2,000.00
51135	Office Expense	1,033.34	504.00	(529.34)	2,464.61	5,544.00	3,079.39	6,048.00
51155	Legal Fees - General	0.00	1,250.00	1,250.00	2,425.50	13,750.00	11,324.50	15,000.00
51156	Legal Fees - Collections	255.00	0.00	(255.00)	5,443.00	5,000.00	(443.00)	5,000.00
51165	Taxes, Licenses & Fees	271.67	625.00	353.33	3,749.35	6,875.00	3,125.65	7,500.00
51166	Property Taxes	0.00	0.00	0.00	456.10	500.00	43.90	500.00
51167	Income Taxes - State	22.68	50.00	27.32	378.14	550.00	171.86	600.00
51168	Income Taxes - Federal	430.31	250.00	(180.31)	2,563.09	2,750.00	186.91	3,000.00
51169	Income Taxes - State - Reserve	263.13	250.00	(13.13)	2,793.97	2,750.00	(43.97)	3,000.00
51170	Income Taxes - Federal - Reserve	1,381.43	1,167.00	(214.43)	14,668.33	12,837.00	(1,831.33)	14,000.00
51171	Income Taxes - State - CIF	40.31	33.00	(7.31)	401.48	366.00	(35.48)	400.00
51172	Income Taxes - Federal - CIF	211.63	167.00	(44.63)	2,107.77	1,833.00	(274.77)	2,000.00
51175	Bank Charges	275.00	85.00	(190.00)	2,600.00	940.00	(1,660.00)	1,025.00
51195	CPA Services	0.00	0.00	0.00	9,800.00	10,823.00	1,023.00	10,823.00

Sunflower

Budget Comparison Statement

Department 1 Operating

Period 8/1/2026 To 8/31/2026 11:59:00 PM

		Current Month			Year to Date			Annual Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
51205	Reserve Study	0.00	0.00	0.00	3,300.00	3,300.00	0.00	3,300.00
51226	Welcome Expense	0.00	0.00	0.00	421.17	500.00	78.83	500.00
51243	Food & Beverage Expense	283.03	222.00	(61.03)	1,874.94	2,449.00	574.06	2,672.00
51275	Copier Lease	2,311.29	2,136.00	(175.29)	24,217.22	23,496.00	(721.22)	25,634.00
51277	Computer Repair/Maint	0.00	21.00	21.00	168.08	229.00	60.92	250.00
51290	Capital Outlay	0.00	2,500.00	2,500.00	1,269.37	27,500.00	26,230.63	30,000.00
51406	Activities Expenses	(1,817.00)	0.00	1,817.00	(387.15)	4,000.00	4,387.15	4,000.00
51462	Voting Expense	2,732.30	0.00	(2,732.30)	2,946.25	3,500.00	553.75	7,000.00
51998	Master Assessments	8,058.33	8,333.00	274.67	88,238.73	91,666.00	3,427.27	100,000.00
Total General & Administrative		56,273.52	64,634.00	8,360.48	633,253.53	734,399.00	101,145.47	802,532.00
<u>Repairs & Maintenance</u>								
53005	Common Area Maintenance	0.00	1,395.00	1,395.00	23,174.10	15,345.00	(7,829.10)	16,740.00
53027	Janitorial Supplies	359.24	1,044.00	684.76	9,831.51	11,484.00	1,652.49	12,528.00
53125	Recreation Center Supplies	638.32	215.00	(423.32)	2,500.77	2,365.00	(135.77)	2,580.00
53135	HVAC Repairs & Supplies	3,459.68	169.00	(3,290.68)	8,843.47	1,859.00	(6,984.47)	2,028.00
53147	Fire Safety	0.00	112.00	112.00	1,677.03	1,232.00	(445.03)	1,344.00
53155	Fitness Equipment Maintenance	0.00	92.00	92.00	401.73	1,006.00	604.27	1,097.00
53207	Pool Preventative Maintenance	0.00	208.00	208.00	2,781.00	2,291.00	(490.00)	2,500.00
53210	Pool Repairs	0.00	908.00	908.00	3,702.83	9,988.00	6,285.17	10,896.00
53215	Pool / Spa Supplies & Chemicals	1,403.63	621.00	(782.63)	12,114.40	5,931.00	(6,183.40)	6,464.00
53225	Sports Court R&M	0.00	124.00	124.00	867.07	1,364.00	496.93	1,488.00

Sunflower

Budget Comparison Statement

Department 1 Operating

Period 8/1/2026 To 8/31/2026 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
53226 Bocce Court R&M	0.00	0.00	0.00	366.25	500.00	133.75	500.00
53316 Irrigation Repair	2,449.64	200.00	(2,249.64)	5,721.10	2,200.00	(3,521.10)	2,400.00
53325 Plant & Tree Replacement	15,276.46	10,000.00	(5,276.46)	16,317.01	25,000.00	8,682.99	25,000.00
53365 Storm Damage and Tree Removal	0.00	1,667.00	1,667.00	3,250.00	18,334.00	15,084.00	20,000.00
53506 Recreation Center R&M	1,685.00	861.00	(824.00)	6,838.71	9,471.00	2,632.29	10,332.00
53515 Backflow Inspection	1,361.53	0.00	(1,361.53)	1,361.53	0.00	(1,361.53)	1,500.00
Total Repairs & Maintenance	26,633.50	17,616.00	(9,017.50)	99,748.51	108,370.00	8,621.49	117,397.00
Utilities							
52005 Electricity	4,939.34	6,883.00	1,943.66	40,636.43	51,647.00	11,010.57	60,000.00
52025 Water & Sewer	514.66	663.00	148.34	6,235.20	6,493.00	257.80	7,156.00
52026 Water - Landscape	7,807.47	5,500.00	(2,307.47)	66,206.23	40,500.00	(25,706.23)	45,000.00
52045 Gas	338.34	1,000.00	661.66	21,623.11	29,500.00	7,876.89	30,500.00
52056 Cell Phone	160.00	160.00	0.00	1,820.00	1,760.00	(60.00)	1,920.00
52058 Cable/Data/Phone - Clubhouse	145.15	836.00	690.85	10,070.25	9,196.00	(874.25)	10,032.00
52075 Sanitation	735.00	737.00	2.00	7,590.45	7,570.00	(20.45)	8,307.00
Total Utilities	14,639.96	15,779.00	1,139.04	154,181.67	146,666.00	(7,515.67)	162,915.00
Total Expense	123,161.25	124,123.00	961.75	1,193,538.45	1,300,019.00	106,480.55	1,420,922.00
Current Year Surplus / (Deficit)	(16,696.48)	(7,788.00)	(8,908.48)	(74,924.56)	(115,435.00)	40,510.44	(120,000.00)

Sunflower

Budget Comparison Statement

Department 2 Reserve

Period 8/1/2026 To 8/31/2026 11:59:00 PM

		Current Month			Year to Date			Annual Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
Income								
<u>Reserve Income</u>								
85001	Reserve Interest	6,578.26	3,830.00	2,748.26	69,849.19	40,053.00	29,796.19	43,953.00
89001	Transfers from Operating Fund	25,000.00	25,000.00	0.00	395,000.00	395,000.00	0.00	420,000.00
89016	Transfer tax to Oper from Resv	0.00	0.00	0.00	(9,241.00)	(17,000.00)	7,759.00	(17,000.00)
Total Reserve Income		31,578.26	28,830.00	2,748.26	455,608.19	418,053.00	37,555.19	446,953.00
Total Income		31,578.26	28,830.00	2,748.26	455,608.19	418,053.00	37,555.19	446,953.00
Expense								
<u>Reserve Expense</u>								
91002	ID Printer	0.00	0.00	0.00	0.00	3,800.00	3,800.00	3,800.00
91012	Lighting-LED Fixtures	0.00	0.00	0.00	1,530.36	20,100.00	18,569.64	20,100.00
91014	Block Wall Repairs	1,490.00	0.00	(1,490.00)	4,135.00	0.00	(4,135.00)	0.00
91016	Asphalt Seal Coat	0.00	0.00	0.00	8,913.44	10,400.00	1,486.56	10,400.00
91045	Clubhouse Equipment/Furniture	0.00	0.00	0.00	629.86	0.00	(629.86)	0.00
91073	BBQ Structure	0.00	0.00	0.00	0.00	3,000.00	3,000.00	3,000.00
91085	Flooring	0.00	0.00	0.00	9,870.33	20,800.00	10,929.67	20,800.00
91086	Restroom/Repair Renovation	0.00	0.00	0.00	0.00	19,200.00	19,200.00	19,200.00
91092	Fitness Equipment	0.00	0.00	0.00	1,080.73	0.00	(1,080.73)	0.00
91154	Shade Structure	0.00	0.00	0.00	1,680.00	8,000.00	6,320.00	8,000.00
91173	HVAC Repairs	0.00	0.00	0.00	2,712.00	0.00	(2,712.00)	0.00
91454	Pool Deck Seal & Painting (611)	0.00	0.00	0.00	4,700.00	31,400.00	26,700.00	31,400.00

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Budget Comparison Statement

Department 2 Reserve

Period 8/1/2026 To 8/31/2026 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
91908 Fiesta Sound System (b) Replace (937	0.00	0.00	0.00	9,223.40	0.00	(9,223.40)	0.00
92002 344 Backflow Valves – Replace	0.00	0.00	0.00	0.00	1,400.00	1,400.00	1,400.00
92011 580 Irrigation System	(122,179.26)	0.00	122,179.26	0.00	60,000.00	60,000.00	60,000.00
92017 651 Filter Sand	0.00	0.00	0.00	7,200.25	5,000.00	(2,200.25)	5,000.00
92021 661 Pool Heater #1	0.00	0.00	0.00	0.00	12,700.00	12,700.00	12,700.00
92022 661 Pool Heater #2	0.00	0.00	0.00	0.00	12,700.00	12,700.00	12,700.00
92023 661 Pool Heater #3	0.00	0.00	0.00	0.00	12,700.00	12,700.00	12,700.00
92040 380 Wash Irrigation	122,179.26	0.00	(122,179.26)	122,179.26	0.00	(122,179.26)	0.00
Total Reserve Expense	1,490.00	0.00	(1,490.00)	173,854.63	221,200.00	47,345.37	221,200.00
Total Expense	1,490.00	0.00	(1,490.00)	173,854.63	221,200.00	47,345.37	221,200.00
Current Year Surplus / (Deficit)	30,088.26	28,830.00	1,258.26	281,753.56	196,853.00	84,900.56	225,753.00

Home Sales Totals

MTD 8

YTD 49

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Budget Comparison Statement

Department 3 Community Improvement Fund

Period 8/1/2026 To 8/31/2026 11:59:00 PM

		Current Month			Year to Date			Annual Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
Income								
<u>CIF Income</u>								
65001	CIF Interest Income	1,007.75	833.00	174.75	10,036.99	9,166.00	870.99	10,000.00
81047	Community Improvement Fees	12,800.00	6,296.00	6,504.00	75,200.00	69,256.00	5,944.00	75,552.00
89017	Transfer tax to Oper from CIF	0.00	0.00	0.00	(1,205.00)	(2,400.00)	1,195.00	(2,400.00)
Total CIF Income		13,807.75	7,129.00	6,678.75	84,031.99	76,022.00	8,009.99	83,152.00
Total Income		13,807.75	7,129.00	6,678.75	84,031.99	76,022.00	8,009.99	83,152.00
Current Year Surplus / (Deficit)		13,807.75	7,129.00	6,678.75	84,031.99	76,022.00	8,009.99	83,152.00

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		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
Income											
<u>Assessment Revenue</u>											
40005	Assessments	128,933.34	128,934.00	126,515.83	0.00	1,418,266.67	1,418,267.00	1,391,673.14	0.00	1,547,200.00	0.00
40024	PY Surplus / (Deficit) Carr	0.00	6,038.00	0.00	0.00	0.00	66,418.00	0.00	0.00	72,458.00	0.00
Total Assessment Revenue		128,933.34	134,972.00	126,515.83	0.00	1,418,266.67	1,484,685.00	1,391,673.14	0.00	1,619,658.00	0.00
<u>Other Operating Income</u>											
40155	Rental Income	250.00	167.00	450.00	0.00	1,750.00	1,834.00	1,920.00	0.00	2,000.00	0.00
41001	HOA Transfer Fees	150.00	835.00	750.00	0.00	7,500.00	9,185.00	8,400.00	0.00	10,020.00	0.00
41039	Income Tax Refund	0.00	0.00	0.00	0.00	0.00	0.00	1,200.00	0.00	0.00	0.00
41406	Activities Committee Incor	0.00	0.00	0.00	0.00	0.00	0.00	12,397.65	0.00	0.00	0.00
42001	Late Fee	(160.00)	0.00	0.00	0.00	4,043.28	2,000.00	3,095.48	0.00	2,000.00	0.00
42002	Late Fee Interest	16.88	65.00	18.60	0.00	1,324.55	715.00	784.24	0.00	780.00	0.00
42003	Legal Fee Reimbursemen	(70.00)	333.00	0.00	0.00	4,437.00	3,666.00	3,324.44	0.00	4,000.00	0.00
42005	CC&R Violation	500.00	83.00	100.00	0.00	3,700.00	916.00	1,273.33	0.00	1,000.00	0.00
42006	NSF Fees Reimbursed	0.00	0.00	0.00	0.00	100.00	0.00	0.00	0.00	0.00	0.00
42017	Newsletter	376.00	3,333.00	3,233.00	0.00	37,044.00	36,666.00	41,469.40	0.00	40,000.00	0.00
42119	Renters Card Income	170.00	125.00	230.00	0.00	2,425.00	1,375.00	2,180.00	0.00	1,500.00	0.00
43002	Miscellaneous Income	0.00	0.00	0.00	0.00	0.00	0.00	676.00	0.00	0.00	0.00
44002	Fitness Revenue	0.00	0.00	0.00	0.00	0.00	3,000.00	2,945.50	0.00	3,000.00	0.00
44003	Guest Pass Revenue	144.00	125.00	168.00	0.00	1,610.00	1,375.00	1,732.00	0.00	1,500.00	0.00
44014	Front Desk Services	10.65	42.00	29.68	0.00	359.58	462.00	414.58	0.00	504.00	0.00
44023	Community Events Incom	10.00	0.00	0.00	0.00	550.00	500.00	656.00	0.00	500.00	0.00
44069	Donations - Trees	0.00	0.00	1,900.00	0.00	1,050.00	0.00	3,150.00	0.00	0.00	0.00
44075	Saturday Morning Coffee	0.00	5.00	9.56	0.00	100.73	55.00	153.06	0.00	60.00	0.00
45001	Interest Income	1,133.90	1,250.00	1,716.41	0.00	18,907.08	13,750.00	19,723.48	0.00	15,000.00	0.00
49001	Transfers to Reserve Fun	(25,000.00)	(25,000.00)	(22,000.00)	0.00	(395,000.00)	(395,000.00)	(242,000.00)	0.00	(420,000.00)	0.00
49010	Transfer tax from Reserve	0.00	0.00	0.00	0.00	9,241.00	17,000.00	13,092.00	0.00	17,000.00	0.00

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		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
49020	Transfer tax from CIF func	0.00	0.00	0.00	0.00	1,205.00	2,400.00	1,477.00	0.00	2,400.00	0.00
Total Other Operating Incom		(22,468.57)	(18,637.00)	(13,394.75)	0.00	(299,652.78)	(300,101.00)	(121,935.84)	0.00	(318,736.00)	0.00
Total Income		106,464.77	116,335.00	113,121.08	0.00	1,118,613.89	1,184,584.00	1,269,737.30	0.00	1,300,922.00	0.00

Expense

Contracted Services

55007	Alarm Monitoring Contract	706.66	404.00	339.68	0.00	4,195.54	4,342.00	4,076.16	0.00	4,746.00	0.00
55022	Janitorial Contract	1,103.34	815.00	1,361.39	0.00	10,167.77	8,965.00	9,477.05	0.00	9,780.00	0.00
55025	Landscape Contract	19,788.27	20,268.00	19,788.27	0.00	217,670.97	221,178.00	214,844.07	0.00	241,446.00	0.00
55032	Pool & Spa Maintenance (	1,948.00	2,046.00	1,948.00	0.00	21,428.00	22,013.00	21,428.00	0.00	24,058.00	0.00
55035	Management Contract	1,638.00	1,698.00	1,590.00	0.00	17,874.00	18,435.00	17,340.00	0.00	20,133.00	0.00
55037	IT Maintenance Contract	190.00	0.00	750.00	0.00	2,322.46	2,800.00	3,183.32	0.00	2,800.00	0.00
55039	AAM Preventative Mainte	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00	0.00	0.00	0.00
55047	HVAC Maint Contract	240.00	0.00	240.00	0.00	2,880.00	1,400.00	2,400.00	0.00	2,800.00	0.00
55072	Recreation Equipment Co	0.00	183.00	550.00	0.00	1,650.00	2,016.00	2,100.00	0.00	2,200.00	0.00
55115	Exterminating Contract	0.00	680.00	715.00	0.00	3,979.00	4,435.00	3,905.00	0.00	5,115.00	0.00
55146	Tree Pruning Contract	0.00	0.00	0.00	0.00	24,187.00	25,000.00	24,187.00	0.00	25,000.00	0.00
Total Contracted Services		25,614.27	26,094.00	27,282.34	0.00	306,354.74	310,584.00	304,440.60	0.00	338,078.00	0.00

General & Administrative

51005	Salaries & Wages	29,499.71	33,232.00	30,050.85	0.00	337,882.98	358,373.00	300,701.05	0.00	391,605.00	0.00
51010	Outside Janitorial	0.00	0.00	270.00	0.00	0.00	0.00	6,750.00	0.00	0.00	0.00
51025	Payroll Taxes & Benefits	6,978.99	8,160.00	7,479.72	0.00	73,873.06	89,740.00	77,433.72	0.00	97,900.00	0.00
51027	Fitness Trainer	0.00	0.00	0.00	0.00	0.00	3,000.00	2,945.50	0.00	3,000.00	0.00
51028	Mileage Reimb	24.50	23.00	11.70	0.00	226.69	252.00	255.99	0.00	275.00	0.00
51065	Insurance	3,233.33	3,542.00	2,955.67	0.00	35,256.99	38,958.00	30,367.91	0.00	42,500.00	0.00
51124	Printing, Postage, & Copy	356.73	1,500.00	339.91	0.00	9,725.62	16,500.00	12,775.24	0.00	18,000.00	0.00
51127	Dues & Subscriptions	427.81	417.00	994.04	0.00	3,979.67	4,584.00	4,545.99	0.00	5,000.00	0.00
51132	Community Service Recoq	0.00	167.00	100.00	0.00	408.57	1,834.00	938.90	0.00	2,000.00	0.00

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		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
51135	Office Expense	1,033.34	504.00	128.53	0.00	2,464.61	5,544.00	3,713.69	0.00	6,048.00	0.00
51155	Legal Fees - General	0.00	1,250.00	1,143.50	0.00	2,425.50	13,750.00	7,343.02	0.00	15,000.00	0.00
51156	Legal Fees - Collections	255.00	0.00	0.00	0.00	5,443.00	5,000.00	3,385.00	0.00	5,000.00	0.00
51165	Taxes, Licenses & Fees	271.67	625.00	1,353.37	0.00	3,749.35	6,875.00	5,333.97	0.00	7,500.00	0.00
51166	Property Taxes	0.00	0.00	0.00	0.00	456.10	500.00	15.34	0.00	500.00	0.00
51167	Income Taxes - State	22.68	50.00	868.66	0.00	378.14	550.00	1,588.94	0.00	600.00	0.00
51168	Income Taxes - Federal	430.31	250.00	343.29	0.00	2,563.09	2,750.00	3,944.70	0.00	3,000.00	0.00
51169	Income Taxes - State - Re	263.13	250.00	262.60	0.00	2,793.97	2,750.00	2,929.09	0.00	3,000.00	0.00
51170	Income Taxes - Federal -	1,381.43	1,167.00	1,313.03	0.00	14,668.33	12,837.00	14,645.47	0.00	14,000.00	0.00
51171	Income Taxes - State - Cl	40.31	33.00	37.45	0.00	401.48	366.00	366.12	0.00	400.00	0.00
51172	Income Taxes - Federal -	211.63	167.00	187.27	0.00	2,107.77	1,833.00	1,830.61	0.00	2,000.00	0.00
51175	Bank Charges	275.00	85.00	75.00	0.00	2,600.00	940.00	700.00	0.00	1,025.00	0.00
51176	Interest Expense	0.00	0.00	0.00	0.00	0.00	0.00	19.77	0.00	0.00	0.00
51195	CPA Services	0.00	0.00	0.00	0.00	9,800.00	10,823.00	11,446.00	0.00	10,823.00	0.00
51205	Reserve Study	0.00	0.00	0.00	0.00	3,300.00	3,300.00	3,080.00	0.00	3,300.00	0.00
51226	Welcome Expense	0.00	0.00	0.00	0.00	421.17	500.00	487.11	0.00	500.00	0.00
51227	Bocce Senior Olympics	0.00	0.00	0.00	0.00	0.00	0.00	1,023.51	0.00	0.00	0.00
51243	Food & Beverage Expense	283.03	222.00	286.22	0.00	1,874.94	2,449.00	2,147.33	0.00	2,672.00	0.00
51275	Copier Lease	2,311.29	2,136.00	2,136.12	0.00	24,217.22	23,496.00	20,478.18	0.00	25,634.00	0.00
51277	Computer Repair/Maint	0.00	21.00	0.00	0.00	168.08	229.00	338.39	0.00	250.00	0.00
51290	Capital Outlay	0.00	2,500.00	0.00	0.00	1,269.37	27,500.00	2,500.00	0.00	30,000.00	0.00
51406	Activities Expenses	(1,817.00)	0.00	0.00	0.00	(387.15)	4,000.00	11,179.23	0.00	4,000.00	0.00
51430	Tax Penalties	0.00	0.00	0.00	0.00	0.00	0.00	240.26	0.00	0.00	0.00
51462	Voting Expense	2,732.30	0.00	0.00	0.00	2,946.25	3,500.00	0.00	0.00	7,000.00	0.00
51998	Master Assessments	8,058.33	8,333.00	7,655.42	0.00	88,238.73	91,666.00	83,887.32	0.00	100,000.00	0.00
Total General & Administrative		56,273.52	64,634.00	57,992.35	0.00	633,253.53	734,399.00	619,337.35	0.00	802,532.00	0.00

Repairs & Maintenance

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		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
53005	Common Area Maintenance	0.00	1,395.00	400.00	0.00	23,174.10	15,345.00	11,195.12	0.00	16,740.00	0.00
53027	Janitorial Supplies	359.24	1,044.00	581.35	0.00	9,831.51	11,484.00	9,911.25	0.00	12,528.00	0.00
53125	Recreation Center Supplies	638.32	215.00	43.43	0.00	2,500.77	2,365.00	2,405.25	0.00	2,580.00	0.00
53135	HVAC Repairs & Supplies	3,459.68	169.00	212.01	0.00	8,843.47	1,859.00	2,209.28	0.00	2,028.00	0.00
53147	Fire Safety	0.00	112.00	0.00	0.00	1,677.03	1,232.00	822.38	0.00	1,344.00	0.00
53155	Fitness Equipment Maintenance	0.00	92.00	113.01	0.00	401.73	1,006.00	178.16	0.00	1,097.00	0.00
53207	Pool Preventative Maintenance	0.00	208.00	481.00	0.00	2,781.00	2,291.00	901.00	0.00	2,500.00	0.00
53210	Pool Repairs	0.00	908.00	432.50	0.00	3,702.83	9,988.00	12,034.89	0.00	10,896.00	0.00
53215	Pool / Spa Supplies & Chemicals	1,403.63	621.00	726.94	0.00	12,114.40	5,931.00	5,192.24	0.00	6,464.00	0.00
53225	Sports Court R&M	0.00	124.00	0.00	0.00	867.07	1,364.00	7,734.87	0.00	1,488.00	0.00
53226	Bocce Court R&M	0.00	0.00	0.00	0.00	366.25	500.00	0.00	0.00	500.00	0.00
53316	Irrigation Repair	2,449.64	200.00	16.01	0.00	5,721.10	2,200.00	2,278.29	0.00	2,400.00	0.00
53325	Plant & Tree Replacement	15,276.46	10,000.00	0.00	0.00	16,317.01	25,000.00	549.26	0.00	25,000.00	0.00
53365	Storm Damage and Tree Removal	0.00	1,667.00	1,335.00	0.00	3,250.00	18,334.00	4,790.82	0.00	20,000.00	0.00
53506	Recreation Center R&M	1,685.00	861.00	797.74	0.00	6,838.71	9,471.00	8,499.07	0.00	10,332.00	0.00
53515	Backflow Inspection	1,361.53	0.00	0.00	0.00	1,361.53	0.00	0.00	0.00	1,500.00	0.00
Total Repairs & Maintenance		26,633.50	17,616.00	5,138.99	0.00	99,748.51	108,370.00	68,701.88	0.00	117,397.00	0.00
Utilities											
52005	Electricity	4,939.34	6,883.00	4,880.20	0.00	40,636.43	51,647.00	42,615.76	0.00	60,000.00	0.00
52025	Water & Sewer	514.66	663.00	440.37	0.00	6,235.20	6,493.00	6,196.74	0.00	7,156.00	0.00
52026	Water - Landscape	7,807.47	5,500.00	10,281.85	0.00	66,206.23	40,500.00	48,690.78	0.00	45,000.00	0.00
52045	Gas	338.34	1,000.00	239.90	0.00	21,623.11	29,500.00	27,137.84	0.00	30,500.00	0.00
52056	Cell Phone	160.00	160.00	160.00	0.00	1,820.00	1,760.00	1,760.00	0.00	1,920.00	0.00
52058	Cable/Data/Phone - Clubhouse	145.15	836.00	808.14	0.00	10,070.25	9,196.00	8,599.53	0.00	10,032.00	0.00
52075	Sanitation	735.00	737.00	669.00	0.00	7,590.45	7,570.00	6,879.00	0.00	8,307.00	0.00
Total Utilities		14,639.96	15,779.00	17,479.46	0.00	154,181.67	146,666.00	141,879.65	0.00	162,915.00	0.00
Total Expense		123,161.25	124,123.00	107,893.14	0.00	1,193,538.45	1,300,019.00	1,134,359.48	0.00	1,420,922.00	0.00

Budget Comparison Prior Year Code

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Sunflower

1 Operating

	Month				Year				Budget	
	Current		Last Year		Current		Last Year		Current	Last Year
	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
Excess Revenue / Expense	(16,696.48)	(7,788.00)	5,227.94	0.00	(74,924.56)	(115,435.00)	135,377.82	0.00	(120,000.00)	0.00

Budget Comparison Prior Year Code

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Sunflower

2 Reserve

		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
Income											
<u>Reserve Income</u>											
85001	Reserve Interest	6,578.26	3,830.00	6,565.15	0.00	69,849.19	40,053.00	73,227.35	0.00	43,953.00	0.00
89001	Transfers from Operating	25,000.00	25,000.00	22,000.00	0.00	395,000.00	395,000.00	242,000.00	0.00	420,000.00	0.00
89016	Transfer tax to Oper from	0.00	0.00	0.00	0.00	(9,241.00)	(17,000.00)	(13,092.00)	0.00	(17,000.00)	0.00
89100	Donation & Grant Income	0.00	0.00	0.00	0.00	0.00	0.00	85,466.01	0.00	0.00	0.00
Total Reserve Income		31,578.26	28,830.00	28,565.15	0.00	455,608.19	418,053.00	387,601.36	0.00	446,953.00	0.00
Total Income		31,578.26	28,830.00	28,565.15	0.00	455,608.19	418,053.00	387,601.36	0.00	446,953.00	0.00
Expense											
<u>Reserve Expense</u>											
91002	ID Printer	0.00	0.00	0.00	0.00	0.00	3,800.00	0.00	0.00	3,800.00	0.00
91007	Painting	0.00	0.00	1,864.58	0.00	0.00	0.00	1,864.58	0.00	0.00	0.00
91012	Lighting-LED Fixtures	0.00	0.00	0.00	0.00	1,530.36	20,100.00	0.00	0.00	20,100.00	0.00
91014	Block Wall Repairs	1,490.00	0.00	0.00	0.00	4,135.00	0.00	83.07	0.00	0.00	0.00
91016	Asphalt Seal Coat	0.00	0.00	0.00	0.00	8,913.44	10,400.00	0.00	0.00	10,400.00	0.00
91045	Clubhouse Equipment/Fur	0.00	0.00	0.00	0.00	629.86	0.00	0.00	0.00	0.00	0.00
91047	Computer Equipment	0.00	0.00	0.00	0.00	0.00	0.00	4,545.32	0.00	0.00	0.00
91071	Smartscape / Irrigation	0.00	0.00	0.00	0.00	0.00	0.00	2,850.00	0.00	0.00	0.00
91073	BBQ Structure	0.00	0.00	0.00	0.00	0.00	3,000.00	0.00	0.00	3,000.00	0.00
91085	Flooring	0.00	0.00	0.00	0.00	9,870.33	20,800.00	0.00	0.00	20,800.00	0.00
91086	Restroom/Repair Renovat	0.00	0.00	0.00	0.00	0.00	19,200.00	0.00	0.00	19,200.00	0.00
91091	Concrete Repairs	0.00	0.00	0.00	0.00	0.00	0.00	3,531.26	0.00	0.00	0.00
91092	Fitness Equipment	0.00	0.00	0.00	0.00	1,080.73	0.00	6,704.62	0.00	0.00	0.00
91154	Shade Structure	0.00	0.00	0.00	0.00	1,680.00	8,000.00	0.00	0.00	8,000.00	0.00
91173	HVAC Repairs	0.00	0.00	0.00	0.00	2,712.00	0.00	0.00	0.00	0.00	0.00
91454	Pool Deck Seal & Painting	0.00	0.00	0.00	0.00	4,700.00	31,400.00	0.00	0.00	31,400.00	0.00
91489	405 Patio Chair Cushions	0.00	0.00	0.00	0.00	0.00	0.00	486.43	0.00	0.00	0.00

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Sunflower

2 Reserve

		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
91502	Spa Pump Replace	0.00	0.00	0.00	0.00	0.00	0.00	3,215.00	0.00	0.00	0.00
91908	Fiesta Sound System (b) f	0.00	0.00	0.00	0.00	9,223.40	0.00	50,920.37	0.00	0.00	0.00
91911	Drip Irrigation VCtrA (360)	0.00	0.00	0.00	0.00	0.00	0.00	53,140.00	0.00	0.00	0.00
91912	Drip Irrigation VCtrB (361)	0.00	0.00	0.00	0.00	0.00	0.00	8,301.00	0.00	0.00	0.00
92002	344 Backflow Valves – Re	0.00	0.00	0.00	0.00	0.00	1,400.00	0.00	0.00	1,400.00	0.00
92011	580 Irrigation System (122,179.26)		0.00	0.00	0.00	0.00	60,000.00	0.00	0.00	60,000.00	0.00
92017	651 Filter Sand	0.00	0.00	0.00	0.00	7,200.25	5,000.00	0.00	0.00	5,000.00	0.00
92021	661 Pool Heater #1	0.00	0.00	0.00	0.00	0.00	12,700.00	0.00	0.00	12,700.00	0.00
92022	661 Pool Heater #2	0.00	0.00	0.00	0.00	0.00	12,700.00	0.00	0.00	12,700.00	0.00
92023	661 Pool Heater #3	0.00	0.00	0.00	0.00	0.00	12,700.00	0.00	0.00	12,700.00	0.00
92024	690 Electric Panels	0.00	0.00	0.00	0.00	0.00	0.00	104.37	0.00	0.00	0.00
92037	1040 Treadmills	0.00	0.00	0.00	0.00	0.00	0.00	11,535.95	0.00	0.00	0.00
92040	380 Wash Irrigation	122,179.26	0.00	0.00	0.00	122,179.26	0.00	0.00	0.00	0.00	0.00
Total Reserve Expense		1,490.00	0.00	1,864.58	0.00	173,854.63	221,200.00	147,281.97	0.00	221,200.00	0.00
Total Expense		1,490.00	0.00	1,864.58	0.00	173,854.63	221,200.00	147,281.97	0.00	221,200.00	0.00
Excess Revenue / Expense		30,088.26	28,830.00	26,700.57	0.00	281,753.56	196,853.00	240,319.39	0.00	225,753.00	0.00

Budget Comparison Prior Year Code

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Sunflower

3 Community Improvement Fund

		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
Income											
CIF Income											
65001	CIF Interest Income	1,007.75	833.00	936.34	0.00	10,036.99	9,166.00	9,153.03	0.00	10,000.00	0.00
81047	Community Improvement	12,800.00	6,296.00	0.00	0.00	75,200.00	69,256.00	84,556.00	0.00	75,552.00	0.00
89017	Transfer tax to Oper from	0.00	0.00	0.00	0.00	(1,205.00)	(2,400.00)	(1,477.00)	0.00	(2,400.00)	0.00
Total CIF Income		13,807.75	7,129.00	936.34	0.00	84,031.99	76,022.00	92,232.03	0.00	83,152.00	0.00
Total Income		13,807.75	7,129.00	936.34	0.00	84,031.99	76,022.00	92,232.03	0.00	83,152.00	0.00
Expense											
CIF Expenses											
91055	Smartscape / Irrigation	0.00	0.00	0.00	0.00	0.00	0.00	65,950.00	0.00	0.00	0.00
Total CIF Expenses		0.00	0.00	0.00	0.00	0.00	0.00	65,950.00	0.00	0.00	0.00
Total Expense		0.00	0.00	0.00	0.00	0.00	0.00	65,950.00	0.00	0.00	0.00
Excess Revenue / Expense		13,807.75	7,129.00	936.34	0.00	84,031.99	76,022.00	26,282.03	0.00	83,152.00	0.00

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1 Operating

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
INCOME														
<u>Assessment Revenue</u>														
40005:Assessments	128,933.32	128,933.33	128,933.35	128,933.33	128,933.34	128,933.33	128,933.33	128,933.34	128,933.33	128,933.33	128,933.34	128,933.00	,547,199.67	,547,200.00
40024:PY Surplus / (Defici	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,040.00	6,040.00	72,458.00
TOTAL Assessment Reve	128,933.32	128,933.33	128,933.35	128,933.33	128,933.34	128,933.33	128,933.33	128,933.34	128,933.33	128,933.33	128,933.34	134,973.00	,553,239.67	,619,658.00
<u>Other Operating Income</u>														
40155:Rental Income	50.00	0.00	150.00	250.00	400.00	300.00	250.00	0.00	100.00	0.00	250.00	166.00	1,916.00	2,000.00
41001:HOA Transfer Fees	1,050.00	1,200.00	300.00	300.00	1,200.00	600.00	1,050.00	600.00	450.00	600.00	150.00	835.00	8,335.00	10,020.00
42001:Late Fee	(731.86)	3,812.27	(275.91)	115.91	0.00	0.00	79.02	2,143.05	(80.00)	(859.20)	(160.00)	0.00	4,043.28	2,000.00
42002:Late Fee Interest	330.74	163.56	91.91	43.62	82.17	82.17	270.98	84.57	84.59	73.36	16.88	65.00	1,389.55	780.00
42003:Legal Fee Reimbur:	400.00	1,250.00	120.00	0.00	1,060.00	0.00	450.00	1,045.00	(85.00)	267.00	(70.00)	334.00	4,771.00	4,000.00
42005:CC&R Violation	700.00	600.00	200.00	(300.00)	200.00	1,100.00	700.00	0.00	0.00	0.00	500.00	84.00	3,784.00	1,000.00
42006:NSF Fees Reimbur	50.00	0.00	0.00	25.00	0.00	0.00	25.00	0.00	0.00	0.00	0.00	0.00	100.00	0.00
42017:Newsletter	2,967.00	1,273.00	8,179.00	770.00	3,571.00	6,627.00	2,664.00	3,158.00	5,211.00	2,248.00	376.00	3,334.00	40,378.00	40,000.00
42119:Renters Card Incon	90.00	155.00	360.00	280.00	180.00	230.00	390.00	245.00	275.00	50.00	170.00	125.00	2,550.00	1,500.00
44002:Fitness Revenue	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
44003:Guest Pass Reven	48.00	121.00	121.00	144.00	168.00	288.00	120.00	192.00	144.00	120.00	144.00	125.00	1,735.00	1,500.00
44014:Front Desk Service	17.80	27.40	31.95	32.50	41.65	35.00	38.65	56.85	21.03	46.10	10.65	42.00	401.58	504.00
44023:Community Events	310.00	0.00	0.00	0.00	0.00	230.00	0.00	0.00	0.00	0.00	10.00	0.00	550.00	500.00
44069:Donations - Trees	0.00	200.00	0.00	0.00	200.00	400.00	0.00	250.00	0.00	0.00	0.00	0.00	1,050.00	0.00
44075:Saturday Morning C	15.00	5.00	5.63	31.07	44.03	0.00	0.00	0.00	0.00	0.00	0.00	5.00	105.73	60.00
45001:Interest Income	2,185.70	2,494.41	2,094.37	1,820.58	1,268.40	1,173.51	1,692.51	1,877.09	1,874.82	1,291.79	1,133.90	1,250.00	20,157.08	15,000.00
49001:Transfers to Reser	(25,000.00)	(25,000.00)	(25,000.00)	(25,000.00)	(25,000.00)	(25,000.00)	(25,000.00)	(25,000.00)	145,000.00	(25,000.00)	(25,000.00)	(25,000.00)	420,000.00	420,000.00
49010:Transfer tax from R	0.00	0.00	0.00	0.00	0.00	0.00	9,241.00	0.00	0.00	0.00	0.00	0.00	9,241.00	17,000.00
49020 :Transfer tax from C	0.00	0.00	0.00	0.00	0.00	0.00	1,205.00	0.00	0.00	0.00	0.00	0.00	1,205.00	2,400.00
TOTAL Other Operating Ir	(17,517.62)	(13,698.36)	(13,622.05)	(21,487.32)	(16,584.75)	(13,934.32)	(6,823.84)	(15,348.44)	137,004.56)	(21,162.95)	(22,468.57)	(18,635.00)	318,287.78)	318,736.00)
TOTAL INCOME	111,415.70	115,234.97	115,311.30	107,446.01	112,348.59	114,999.01	122,109.49	113,584.90	(8,071.23)	107,770.38	106,464.77	116,338.00	,234,951.89	,300,922.00
EXPENSES														
<u>Contracted Services</u>														
55007:Alarm Monitoring C	339.68	679.36	349.86	349.86	0.00	349.86	349.86	356.80	356.80	356.80	706.66	404.00	4,599.54	4,746.00
55022:Janitorial Contract	857.81	808.04	808.04	1,011.98	815.76	837.70	849.04	1,063.68	867.66	1,144.72	1,103.34	815.00	10,982.77	9,780.00
55025:Landscape Contrac	19,788.27	19,788.27	19,788.27	19,788.27	19,788.27	19,788.27	19,788.27	19,788.27	19,788.27	19,788.27	19,788.27	20,268.00	237,938.97	241,446.00
55032:Pool & Spa Mainte	1,948.00	1,948.00	1,948.00	1,948.00	1,948.00	1,948.00	1,948.00	1,948.00	1,948.00	1,948.00	1,948.00	2,045.00	23,473.00	24,058.00
55035:Management Contr	1,590.00	1,590.00	1,590.00	1,638.00	1,638.00	1,638.00	1,638.00	1,638.00	1,638.00	1,638.00	1,638.00	1,698.00	19,572.00	20,133.00

Indicated Actuals
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1 Operating

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
55037:IT Maintenance Con	0.00	750.00	150.00	662.46	0.00	0.00	0.00	190.00	190.00	190.00	190.00	0.00	2,322.46	2,800.00
55047:HVAC Maint Contra	240.00	480.00	240.00	240.00	240.00	240.00	240.00	240.00	240.00	240.00	240.00	1,400.00	4,280.00	2,800.00
55072:Recreation Equipm	0.00	0.00	550.00	0.00	0.00	550.00	0.00	0.00	550.00	0.00	0.00	184.00	1,834.00	2,200.00
55115:Exterminating Conti	493.00	243.00	243.00	243.00	243.00	243.00	676.00	0.00	676.00	919.00	0.00	680.00	4,659.00	5,115.00
55146:Tree Pruning Contr	0.00	0.00	24,187.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	24,187.00	25,000.00
TOTAL Contracted Servi	25,256.76	26,286.67	49,854.17	25,881.57	24,673.03	25,594.83	25,489.17	25,224.75	26,254.73	26,224.79	25,614.27	27,494.00	333,848.74	338,078.00
<u>General & Administrative</u>														
51005:Salaries & Wages	29,549.98	34,565.87	30,496.20	31,585.36	31,539.36	29,054.86	29,580.22	32,075.65	31,808.80	28,126.97	29,499.71	33,232.00	371,114.98	391,605.00
51025:Payroll Taxes & Be	8,084.50	7,878.96	7,326.95	7,220.85	4,605.68	7,168.25	5,436.07	5,881.32	6,771.65	6,519.84	6,978.99	8,160.00	82,033.06	97,900.00
51027:Fitness Trainer	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
51028:Mileage Reimb	51.69	9.52	40.32	8.96	4.48	8.96	20.16	19.14	19.00	19.96	24.50	23.00	249.69	275.00
51045:Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00	18.87	(18.87)	0.00	0.00	0.00	0.00	0.00	0.00
51065:Insurance	4,422.66	16,621.00	(11,653.34)	3,233.34	3,233.33	3,233.33	3,233.34	3,233.33	3,233.34	3,233.33	3,233.33	3,542.00	38,798.99	42,500.00
51124:Printing, Postage, &	2,122.69	274.75	539.12	266.51	574.61	3,449.25	475.50	738.23	347.36	580.87	356.73	1,500.00	11,225.62	18,000.00
51127:Dues & Subscriptio	233.57	233.57	1,143.27	233.59	494.02	233.57	234.53	202.86	340.07	202.81	427.81	416.00	4,395.67	5,000.00
51132:Community Service	0.00	155.84	0.00	0.00	50.00	109.87	42.86	50.00	0.00	0.00	0.00	166.00	574.57	2,000.00
51135:Office Expense	217.87	65.40	196.13	244.16	57.59	96.61	92.24	269.61	106.92	84.74	1,033.34	504.00	2,968.61	6,048.00
51155:Legal Fees - Gener	559.50	52.00	0.00	150.00	0.00	1,116.00	150.00	0.00	248.00	150.00	0.00	1,250.00	3,675.50	15,000.00
51156:Legal Fees - Collec	0.00	1,650.00	130.00	0.00	0.00	1,020.00	0.00	1,685.00	703.00	0.00	255.00	0.00	5,443.00	5,000.00
51165:Taxes, Licenses & I	422.34	812.34	352.34	285.51	345.51	285.33	145.51	285.51	271.62	271.67	271.67	625.00	4,374.35	7,500.00
51166:Property Taxes	456.10	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	456.10	500.00
51167:Income Taxes - Sta	57.73	129.47	83.78	72.82	39.06	5.88	(134.15)	37.54	37.50	25.83	22.68	50.00	428.14	600.00
51168:Income Taxes - Fec	288.64	647.38	418.88	364.11	189.18	391.25	(771.90)	225.25	224.98	155.01	430.31	250.00	2,813.09	3,000.00
51169:Income Taxes - Sta	277.51	126.62	388.44	166.89	150.52	415.42	243.58	126.85	366.78	268.23	263.13	250.00	3,043.97	3,000.00
51170:Income Taxes - Fec	1,387.54	633.12	1,942.21	834.43	752.59	2,458.47	1,278.81	665.92	1,925.59	1,408.22	1,381.43	1,163.00	15,831.33	14,000.00
51171:Income Taxes - Sta	36.06	34.63	36.73	35.65	32.01	35.30	34.92	38.66	37.56	39.65	40.31	34.00	435.48	400.00
51172:Income Taxes - Fec	180.28	173.19	183.61	178.27	160.05	229.10	183.34	202.93	197.20	208.17	211.63	167.00	2,274.77	2,000.00
51175:Bank Charges	100.00	100.00	75.00	100.00	425.00	0.00	550.00	325.00	375.00	275.00	275.00	85.00	2,685.00	1,025.00
51185:Website Expense	0.00	0.00	0.00	0.00	0.00	275.00	(275.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
51195:CPA Services	4,175.00	0.00	0.00	0.00	5,625.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,800.00	10,823.00
51205:Reserve Study	0.00	0.00	0.00	0.00	1,650.00	0.00	1,650.00	0.00	0.00	0.00	0.00	0.00	3,300.00	3,300.00
51226:Welcome Expense	0.00	0.00	62.40	358.77	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	421.17	500.00
51243:Food & Beverage E	145.59	137.84	104.79	308.15	152.38	148.68	109.96	186.35	126.89	171.28	283.03	223.00	2,097.94	2,672.00
51275:Copier Lease	3,204.24	2,136.12	2,497.13	2,511.99	2,311.29	0.00	2,311.29	2,311.29	2,311.29	2,311.29	2,311.29	2,138.00	26,355.22	25,634.00

Indicated Actuals
Sunflower
Period 8/1/2026 To 8/31/2026 11:59:00 PM

1 Operating

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
51277:Computer Repair/M	0.00	7.59	0.00	41.54	15.18	65.15	37.53	1.09	0.00	0.00	0.00	21.00	189.08	250.00
51290:Capital Outlay	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,269.37	0.00	0.00	2,500.00	3,769.37	30,000.00
51406:Activities Expenses	623.85	30.00	0.00	0.00	0.00	106.00	800.00	(130.00)	0.00	0.00	(1,817.00)	0.00	(387.15)	4,000.00
51462:Voting Expense	0.00	1,544.61	(3,100.00)	1,570.30	0.00	0.00	0.00	0.00	0.00	199.04	2,732.30	3,500.00	6,446.25	7,000.00
51998:Master Assessmen	7,655.42	8,058.33	8,058.33	8,058.33	8,058.33	8,058.33	8,058.33	8,058.34	8,058.33	8,058.33	8,058.33	8,334.00	96,572.73	100,000.00
TOTAL General & Adminis	64,252.76	76,078.15	39,322.29	57,829.53	60,465.17	57,964.61	53,506.01	56,471.00	58,780.25	52,310.24	56,273.52	68,133.00	701,386.53	802,532.00
<u>Repairs & Maintenance</u>														
53005:Common Area Mair	10.85	901.45	10,490.67	159.93	1,076.61	212.93	515.00	89.23	7,846.75	1,870.68	0.00	1,395.00	24,569.10	16,740.00
53027:Janitorial Supplies	664.03	1,549.23	535.98	639.73	791.46	876.22	1,521.02	739.81	1,070.71	1,084.08	359.24	1,044.00	10,875.51	12,528.00
53125:Recreation Center	170.35	98.44	138.18	335.71	184.60	70.42	102.56	197.28	243.50	321.41	638.32	215.00	2,715.77	2,580.00
53135:HVAC Repairs & Si	0.00	0.00	275.92	0.00	0.00	0.00	0.00	830.86	0.00	4,277.01	3,459.68	169.00	9,012.47	2,028.00
53147:Fire Safety	0.00	0.00	0.00	0.00	0.00	1,334.00	343.03	0.00	0.00	0.00	0.00	112.00	1,789.03	1,344.00
53155:Fitness Equipment	0.00	0.00	0.00	0.00	0.00	0.00	186.14	0.00	215.59	0.00	0.00	91.00	492.73	1,097.00
53207:Pool Preventative M	0.00	841.00	1,790.00	0.00	150.00	0.00	0.00	0.00	0.00	0.00	0.00	209.00	2,990.00	2,500.00
53210:Pool Repairs	450.00	0.00	915.00	1,275.83	0.00	0.00	561.00	501.00	0.00	0.00	0.00	908.00	4,610.83	10,896.00
53215:Pool / Spa Supplies	635.67	849.58	1,025.69	1,048.49	399.36	1,636.33	1,306.13	599.11	1,557.73	1,652.68	1,403.63	533.00	12,647.40	6,464.00
53225:Sports Court R&M	0.00	0.00	0.00	0.00	575.11	0.00	0.00	167.09	0.00	124.87	0.00	124.00	991.07	1,488.00
53226:Bocce Court R&M	0.00	0.00	0.00	0.00	113.79	0.00	0.00	0.00	231.87	20.59	0.00	0.00	366.25	500.00
53316:Irrigation Repair	136.00	470.86	334.85	0.00	90.83	13.87	1,159.48	436.07	76.71	552.79	2,449.64	200.00	5,921.10	2,400.00
53325:Plant & Tree Repla	(700.00)	200.00	0.00	0.00	1,063.00	0.00	30.92	288.01	158.62	0.00	15,276.46	0.00	16,317.01	25,000.00
53365:Storm Damage and	0.00	0.00	950.00	1,195.00	(1,195.00)	2,300.00	0.00	0.00	0.00	0.00	0.00	1,666.00	4,916.00	20,000.00
53506:Recreation Center I	2,501.07	0.00	275.92	275.92	(75.92)	86.30	340.00	680.12	820.30	250.00	1,685.00	861.00	7,699.71	10,332.00
53515:Backflow Inspector	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,361.53	1,500.00	2,861.53	1,500.00
TOTAL Repairs & Mainten	3,867.97	4,910.56	16,732.21	4,930.61	3,173.84	6,530.07	6,065.28	4,528.58	12,221.78	10,154.11	26,633.50	9,027.00	108,775.51	117,397.00
<u>Utilities</u>														
52005:Electricity	4,175.17	3,081.06	3,193.91	3,088.18	2,856.51	2,956.76	3,414.16	3,829.85	4,170.08	4,931.41	4,939.34	8,353.00	48,989.43	60,000.00
52025:Water & Sewer	634.92	642.28	742.39	466.16	466.16	503.66	543.69	549.33	571.88	600.07	514.66	663.00	6,898.20	7,156.00
52026:Water - Landscape	7,254.32	4,786.71	7,784.11	5,156.21	3,933.04	3,722.96	5,433.30	7,063.64	5,744.90	7,519.57	7,807.47	4,500.00	70,706.23	45,000.00
52045:Gas	273.35	1,282.68	2,928.82	3,575.70	4,119.45	3,116.02	2,091.02	2,009.47	1,369.80	518.46	338.34	1,000.00	22,623.11	30,500.00
52056:Cell Phone	160.00	160.00	160.00	160.00	160.00	160.00	160.00	190.00	190.00	160.00	160.00	160.00	1,980.00	1,920.00
52058:Cable/Data/Phone	809.42	790.94	846.64	858.49	848.49	846.96	1,285.10	1,516.84	1,037.07	1,085.15	145.15	836.00	10,906.25	10,032.00
52075:Sanitation	669.00	669.00	669.00	669.00	669.00	669.00	2,073.90	(702.45)	735.00	735.00	735.00	737.00	8,327.45	8,307.00
TOTAL Utilities	13,976.18	11,412.67	16,324.87	13,973.74	13,052.65	11,975.36	15,001.17	14,456.68	13,818.73	15,549.66	14,639.96	16,249.00	170,430.67	162,915.00
TOTAL EXPENSES	107,353.67	118,688.05	122,233.54	102,615.45	101,364.69	102,064.87	100,061.63	100,681.01	111,075.49	104,238.80	123,161.25	120,903.00	,314,441.45	,420,922.00

Indicated Actuals
Sunflower
Period 8/1/2026 To 8/31/2026 11:59:00 PM

1 Operating

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
Net Revenue / Expense	4,062.03	(3,453.08)	(6,922.24)	4,830.56	10,983.90	12,934.14	22,047.86	12,903.89	119,146.72)	3,531.58	(16,696.48)	(4,565.00)	(79,489.56)	120,000.00)

Indicated Actuals
Sunflower
Period 8/1/2026 To 8/31/2026 11:59:00 PM

2 Reserve

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
INCOME														
Reserve Income														
85001:Reserve Interest	6,937.72	3,165.56	9,711.09	4,172.14	3,762.94	10,385.61	6,089.54	3,171.06	9,169.50	6,705.77	6,578.26	3,900.00	73,749.19	43,953.00
89001:Transfers from Ope	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00	145,000.00	25,000.00	25,000.00	25,000.00	420,000.00	420,000.00
89016:Transfer tax to Ope	0.00	0.00	0.00	0.00	0.00	0.00	(9,241.00)	0.00	0.00	0.00	0.00	0.00	(9,241.00)	(17,000.00)
TOTAL Reserve Income	31,937.72	28,165.56	34,711.09	29,172.14	28,762.94	35,385.61	21,848.54	28,171.06	154,169.50	31,705.77	31,578.26	28,900.00	484,508.19	446,953.00
TOTAL INCOME	31,937.72	28,165.56	34,711.09	29,172.14	28,762.94	35,385.61	21,848.54	28,171.06	154,169.50	31,705.77	31,578.26	28,900.00	484,508.19	446,953.00
EXPENSES														
Reserve Expense														
91002:ID Printer	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,800.00
91012:Lighting-LED Fixtur	1,530.36	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,530.36	20,100.00
91014:Block Wall Repairs	0.00	0.00	0.00	0.00	1,450.00	0.00	1,195.00	0.00	0.00	0.00	1,490.00	0.00	4,135.00	0.00
91016:Asphalt Seal Coat	0.00	0.00	0.00	0.00	0.00	8,913.44	0.00	0.00	0.00	0.00	0.00	0.00	8,913.44	10,400.00
91045:Clubhouse Equipm	0.00	0.00	0.00	0.00	0.00	0.00	629.86	0.00	0.00	0.00	0.00	0.00	629.86	0.00
91073:BBQ Structure	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
91085:Flooring	0.00	0.00	0.00	0.00	0.00	0.00	8,105.09	0.00	1,765.24	0.00	0.00	0.00	9,870.33	20,800.00
91086:Restroom/Repair R	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	19,200.00
91092:Fitness Equipment	0.00	0.00	0.00	0.00	0.00	0.00	1,080.73	0.00	0.00	0.00	0.00	0.00	1,080.73	0.00
91154:Shade Structure	0.00	0.00	0.00	1,680.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,680.00	8,000.00
91173:HVAC Repairs	2,712.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,712.00	0.00
91454:Pool Deck Seal & F	0.00	0.00	0.00	0.00	4,700.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,700.00	31,400.00
91908:Fiesta Sound Syste	0.00	0.00	9,223.40	0.00	0.00	9,858.26	(9,858.26)	0.00	0.00	0.00	0.00	0.00	9,223.40	0.00
92002:344 Backflow Valve	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,400.00
92011:580 Irrigation Syste	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	122,179.26	122,179.26)	0.00	0.00	60,000.00
92017:651 Filter Sand	7,200.25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,200.25	5,000.00
92021:661 Pool Heater #1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,700.00
92022:661 Pool Heater #2	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,700.00
92023:661 Pool Heater #3	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,700.00
92040:380 Wash Irrigation	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	122,179.26	0.00	122,179.26	0.00
TOTAL Reserve Expense	11,442.61	0.00	9,223.40	1,680.00	6,150.00	18,771.70	1,152.42	0.00	1,765.24	122,179.26	1,490.00	0.00	173,854.63	221,200.00
TOTAL EXPENSES	11,442.61	0.00	9,223.40	1,680.00	6,150.00	18,771.70	1,152.42	0.00	1,765.24	122,179.26	1,490.00	0.00	173,854.63	221,200.00
Net Revenue / Expense	20,495.11	28,165.56	25,487.69	27,492.14	22,612.94	16,613.91	20,696.12	28,171.06	152,404.26	(90,473.49)	30,088.26	28,900.00	310,653.56	225,753.00

Indicated Actuals
Sunflower
Period 8/1/2026 To 8/31/2026 11:59:00 PM

3 Community Improvement Fund

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
INCOME														
CIF Income														
65001:CIF Interest Income	901.38	865.96	918.06	891.35	800.25	882.53	873.06	966.31	939.05	991.29	1,007.75	834.00	10,870.99	10,000.00
81047:Community Improve	1,600.00	4,800.00	3,200.00	9,600.00	3,200.00	11,200.00	11,200.00	4,800.00	9,600.00	3,200.00	12,800.00	6,296.00	81,496.00	75,552.00
89017:Transfer tax to Ope	0.00	0.00	0.00	0.00	0.00	0.00	(1,205.00)	0.00	0.00	0.00	0.00	0.00	(1,205.00)	(2,400.00)
TOTAL CIF Income	2,501.38	5,665.96	4,118.06	10,491.35	4,000.25	12,082.53	10,868.06	5,766.31	10,539.05	4,191.29	13,807.75	7,130.00	91,161.99	83,152.00
TOTAL INCOME	2,501.38	5,665.96	4,118.06	10,491.35	4,000.25	12,082.53	10,868.06	5,766.31	10,539.05	4,191.29	13,807.75	7,130.00	91,161.99	83,152.00
Net Revenue / Expense	2,501.38	5,665.96	4,118.06	10,491.35	4,000.25	12,082.53	10,868.06	5,766.31	10,539.05	4,191.29	13,807.75	7,130.00	91,161.99	83,152.00

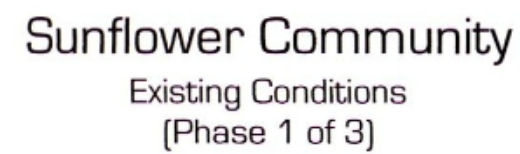
SUNFLOWER
INCOME TAX REIMBURSEMENT
AND INCOME TAX EXPENSE
FOR YEAR ENDED 9/30/26

9/15/2026

			OPERATING					
			TOTAL	OTHER	INTEREST	RESERVE	CIF	
INTEREST INCOME	YTD 8/31/26	FIT	79,888			69,849	10,039	79,888
	SEPT ESTIMATE		7,625			6,600	1,025	7,625
LESS STATE EXEMPT	ESTIMATE		(29,912)			(21,669)	(8,243)	(29,912)
		SIT	57,601	-	-	54,780	2,821	57,601

TAX REIMBURSED TO OPERATING FUND

		RATE			
AZ STATE TAX		4.9%	2,684	138	2,822
FEDERAL -INTEREST INCOME NET OF AZ TAX DEDUCTION			73,765	10,926	84,691
FEDERAL TAX		21%	15,491	2,294	17,785
TOTAL TAX TO BE REIMBURSED FOR YE 9/30/26	ESTIMATED		18,175	2,433	20,607
LESS REIMBURSED AT 6th MONTH			(9,241)	(1,205)	(10,446)
TAX TO BE REIMBURSED AS OF 9/30/26			8,934	1,228	10,161



54

Sunflower Community

<u>Sheet #</u>	<u>Sheet Name</u>
EC-1	Existing Conditions - Overall
EC-2 thru EC-25	Existing Conditions Sections
EC-26	Existing Conditions - Clubhouse

[illegible]



REALM

219 S. Olsen Avenue
Tucson, AZ 85719

p. 520.791.9131
f. 520.791.9135

Client:
Sunflower HOA

Project Address:
9401 N Sunflower Park Dr
Tucson, AZ 85743

Date Version
10/05/2022 Existing Conditions

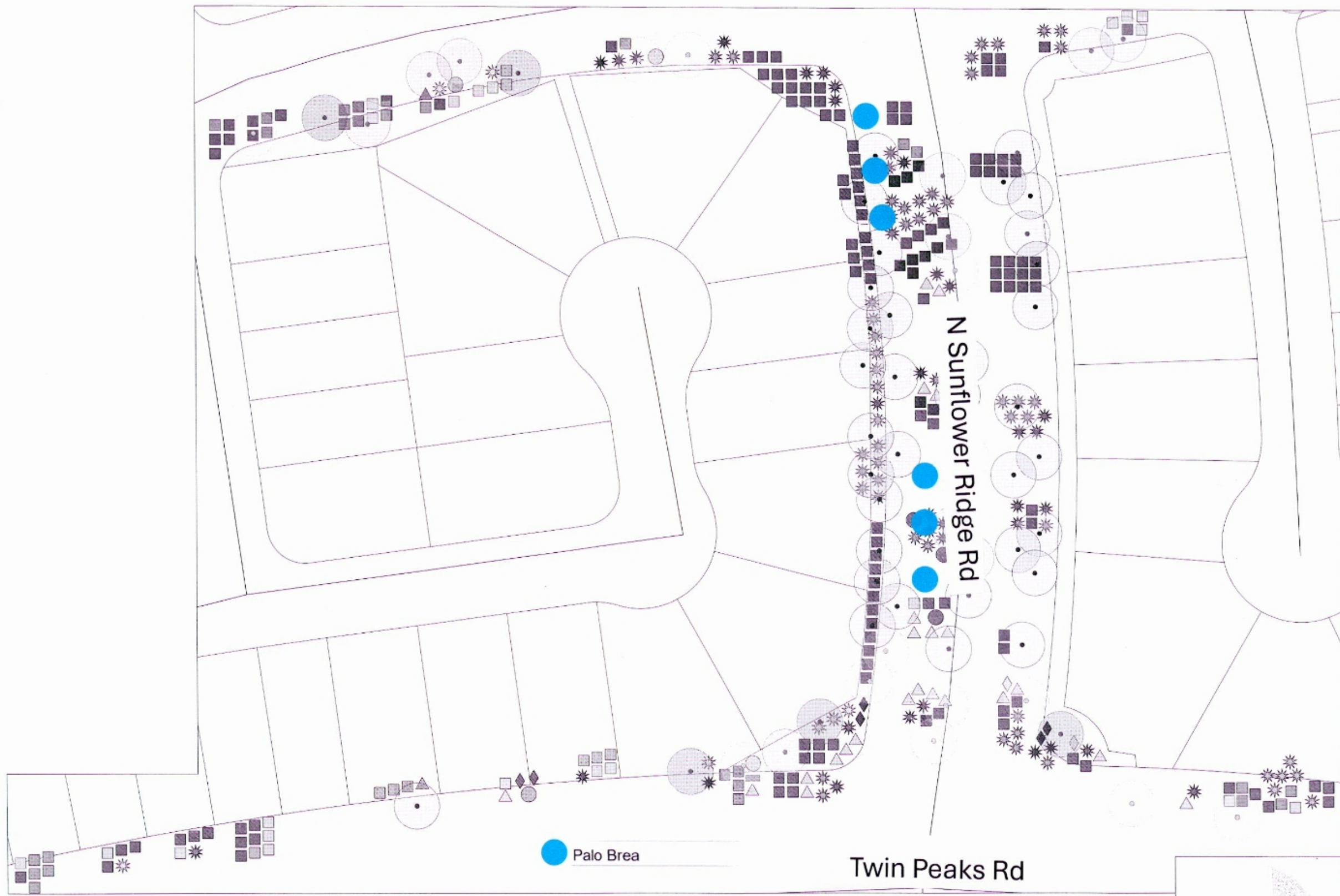
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EC-4
Existing Conditions
Section 4

Sunflower HOA

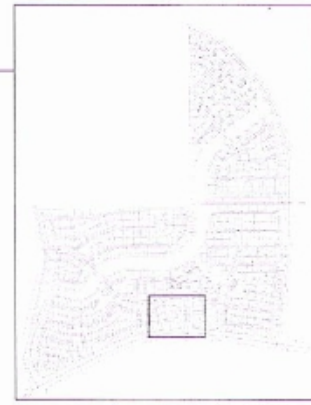


SUNFLOWER EXISTING PLANT PALETTE

Trees			
Sy	Botanical Name	Common Name	Qty
•	Olneya tesota	Desert Ironwood	13
○	Parkinsonia florida	Blue Palo Verde	28
○	Parkinsonia microphylla	Foothills Palo Verde	10
●	Prosopis juliflora	Mesquite	5
○	Parkinsonia x 'Desert Museum'	Desert Museum Palo Verde	6

Shrubs/Groundcovers/Vines			
Sy	Botanical Name	Common Name	Qty
●	Buddleja magnifica	Woolly Butterfly Bush	3
■	Calliandra sp.	Fairy Duster	22
■	Calliandra californica	Baja Fairy Duster	23
■	Calliandra eriophylla	Pink Fairy Duster	2
○	Caesalpinia gilliesii	Yellow Bird of Paradise	1
■	Cordia alliodora	Little Leaf Cordia	2
■	Caesalpinia pulcherrima	Red Bird of Paradise	3
■	Excoecaria agallocha	Saltbush	2
■	Justicia californica	Chuparosa	3
■	Lantana sp.	Lantana	9
■	Leucophyllum frutescens	Texas Ranger	107
■	Larrea tridentata	Creosote Bush	9
■	Simmondsia chinensis	Jojoba	16
■	Tecoma stans	Orange Bells	4
■	Thevetia peruviana	Yellow Oleander	2
■	Vauquelinia californica	Arizona Rosawood	1

Accents			
Sy	Botanical Name	Common Name	Qty
■	Fouquieria splendens	Cholla	3
■	Nolina microcarpa	Beargrass	1
■	Cholla sp.	Cholla	1
■	Opuntia sp.	Prickly Pear	2
■	Agave sp.	Agave	5
■	Aloe sp.	Aloe	8
■	Echinocactus grusonii	Golden Barrel	21
■	Lycium eximium	Wolfberry	1
■	Hesperaloe sp.	Hesperaloe	32
■	Dasylirion sp.	Desert Spoon	34
■	Yucca sp.	Yucca	4
■	Hesperaloe parviflora	Red Yucca	5
■	Hesperaloe funifera	Giant Hesperaloe	8



Overall Site Map
Not to Scale



REALM

219 S. Olsen Avenue
Tucson, AZ 85719

p. 520.791.9131
f. 520.791.9135

Client:
Sunflower HOA

Project Address:
9401 N Sunflower Park Dr
Tucson, AZ 85743

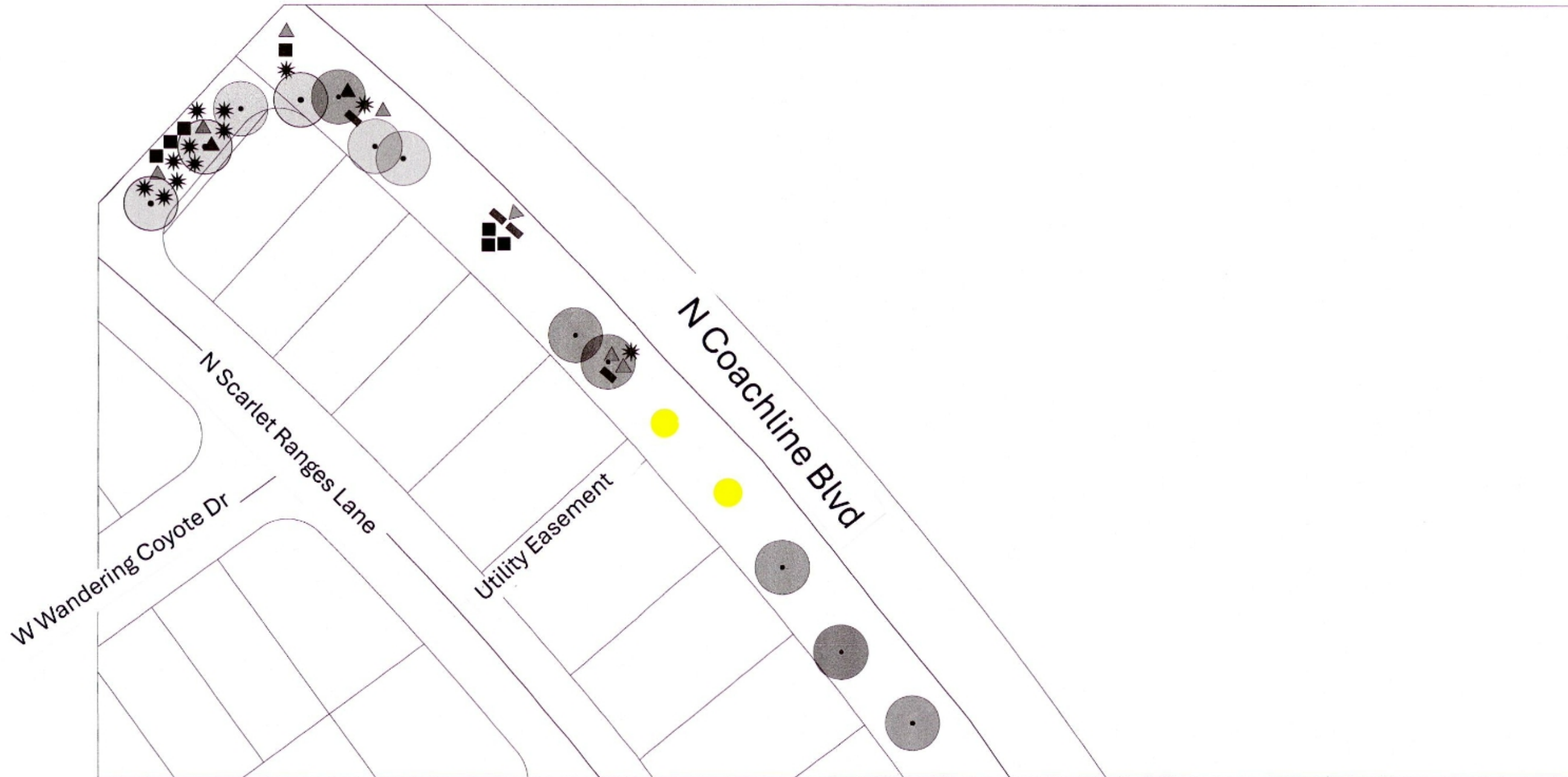
Date	Version
10.05.2022	Existing Conditions

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E-11
Existing Conditions
Section 11
Sunflower HOA



SUNFLOWER EXISTING PLANT PALETTE

Trees

Sy	Botanical Name	Common Name	Qty
●	Acacia farnesiana	Sweet Acacia	1
●	Parkinsonia florida	Blue Palo Verde	1
●	Parkinsonia precox	Palo Brea	3
●	Parkinsonia x 'Desert Museum'	Desert Museum Palo Verde	2
●	Prosopis velutina	Mesquite	5

Shrubs/ Groundcovers/ Vines

Sy	Acr	Botanical Name	Common Name	Qty
■	Ar	Acacia redolens	Prostrate Acacia	4
■	Cc	Calliandra californica	Baja Fairy Duster	4
■	Lf	Leucophyllum frutescens	Texas Ranger	3

Accents

Sy	Acr	Botanical Name	Common Name	Qty
★	Ag	Agave sp.	Agave	7
★	De	Dasylium sp.	Desert Spoon	3
▲	Ec	Echinocereus sp.	Hedgehog Cactus	1
▲	Eg	Echinocactus grusonii	Golden Barrel	2
★	He	Hesperaloe sp.	Hesperaloe	2
▲	Ls	Lophocereus schottii monstrose	Totem Pole Cactus	1
▲	Op	Opuntia sp.	Prickly Pear	5

● Orange Bells





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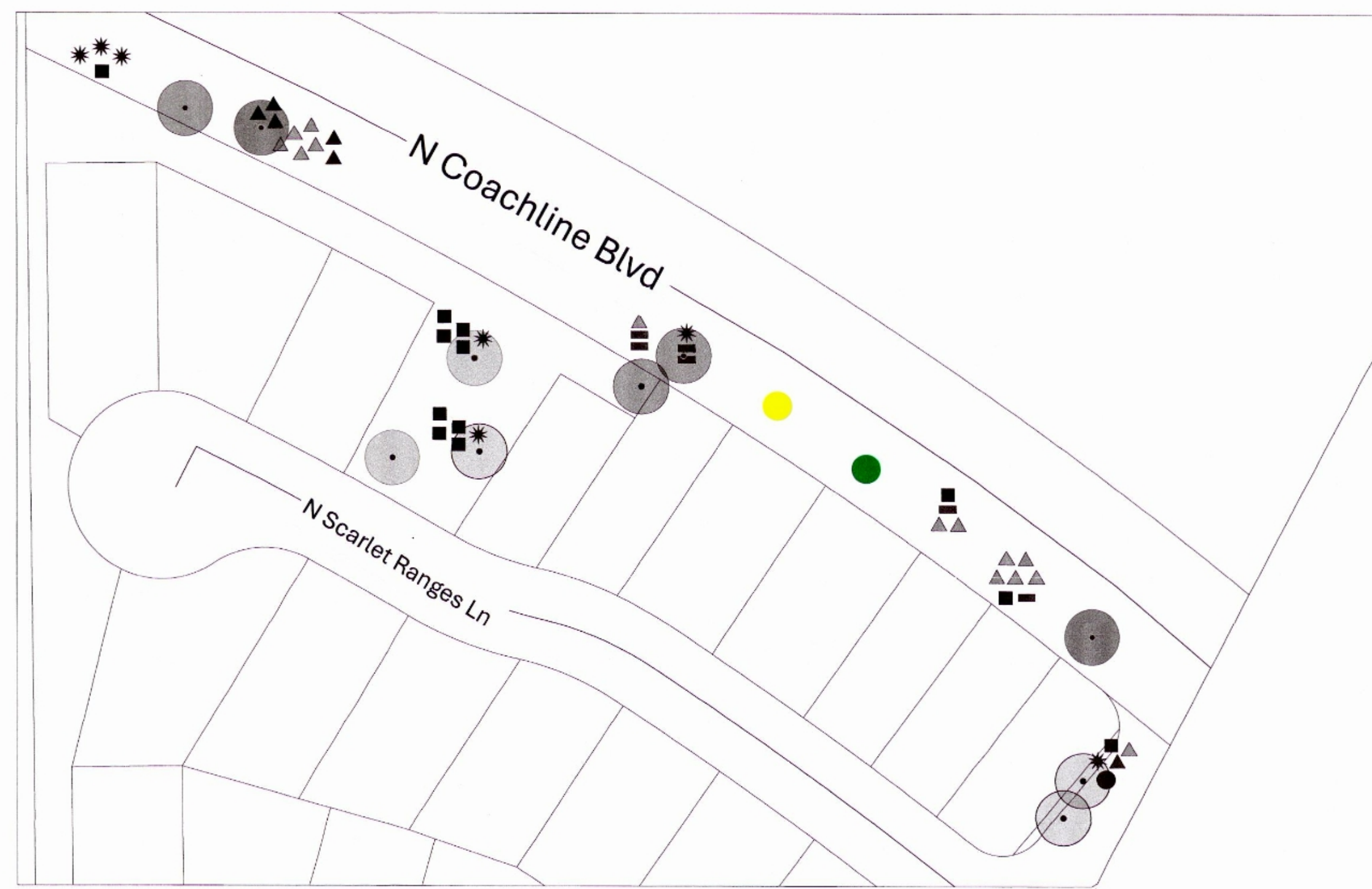
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f. 520.791.9135

Client:
Sunflower HOA

Project Address:
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Date	Version
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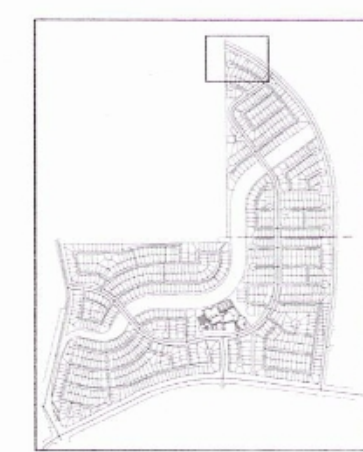
SUNFLOWER EXISTING PLANT PALETTE

Sy	Botanical Name	Common Name	Qty
●	Acacia farnesiana	Sweet Acacia	2
●	Prosopis glandulosa	Honey Mesquite	1
●	Acacia stenophylla	Shoestring Acacia	2
●	Parkinsonia precox	Palo Brea	3
●	Prosopis velutina	Mesquite	2

Sy	Acr	Botanical Name	Common Name	Qty
■	Ar	Acacia redolens	Prostrate Acacia	6
■	Cc	Calliandra californica	Boja Fairy Duster	1
●	De	Dermatophyllum secundiflorum	Texas Mountain Laurel	1
■	Lf	Leucophyllum frutescens	Texas Ranger	11

Sy	Acr	Botanical Name	Common Name	Qty
★	Ds	Dasylirion sp.	Desert Spoon	6
▲	Ec	Echinocereus sp.	Hedgehog Cactus	1
▲	Fw	Ferocactus wislizeni	Fishhook Barrel	2
★	Hp	Hesperaloe parviflora	Red Yucca	1
▲	Ls	Lophocereus schottii monstrose	Totem Pole Cactus	3
▲	Op	Opuntia sp.	Prickly Pear	14

- 2 Yellow Bells
- 1 Giant Hesperole





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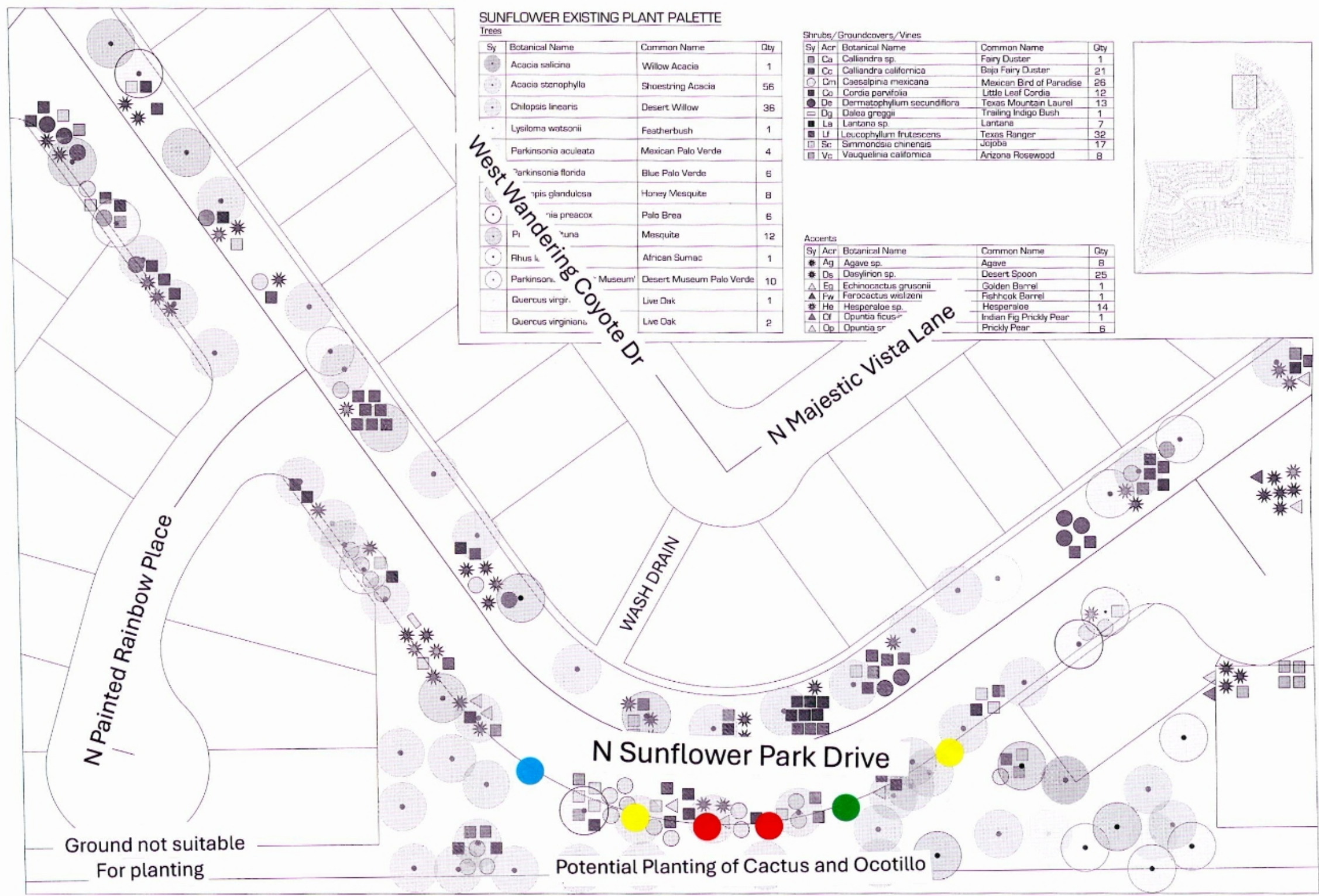
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E-13
Existing Conditions
Section 13
Sunflower HOA



SUNFLOWER EXISTING PLANT PALETTE

Trees			
Sy	Botanical Name	Common Name	Qty
●	Acacia salicina	Willow Acacia	1
●	Acacia stanophylla	Shoestring Acacia	56
●	Chilopsis linearis	Desert Willow	36
●	Lysiloma watsonii	Featherbush	1
●	Parkinsonia aculeata	Mexican Palo Verde	4
●	Parkinsonia florida	Blue Palo Verde	6
●	Prosopis glandulosa	Honey Mesquite	8
●	Prosopis juliflora	Palo Brea	6
●	Prosopis juliflora	Mesquite	12
●	Rhus glabra	African Sumac	1
●	Parkinsonia	Desert Museum Palo Verde	10
●	Quercus virginiana	Live Oak	1
●	Quercus virginiana	Live Oak	2

Shrubs/ Groundcovers/ Vines			
Sy	Botanical Name	Common Name	Qty
■	Calliandra sp.	Fairy Duster	1
■	Calliandra californica	Bejo Fairy Duster	21
■	Caesalpinia mexicana	Mexican Bird of Paradise	26
■	Cordia parvifolia	Little Leaf Cordia	12
■	Dermatophyllum secundiflorum	Texas Mountain Laurel	13
■	Dalea greggii	Trailing Indigo Bush	1
■	Lantana sp.	Lantana	7
■	Leucophyllum frutescens	Texas Ranger	32
■	Simmondsia chinensis	Jacoba	17
■	Vauquelinia californica	Arizona Rosewood	8

Accents			
Sy	Botanical Name	Common Name	Qty
▲	Agave sp.	Agave	8
▲	Oryzopsis sp.	Desert Spoon	25
▲	Echinocactus grusonii	Golden Barrel	1
▲	Ferocactus wislizeni	Fishhook Barrel	1
▲	Hesperaloe sp.	Hesperaloe	14
▲	Opuntia ficus-indica	Indian Fig Prickly Pear	1
▲	Opuntia sp.	Prickly Pear	6

Saguaro Bloom DR Horton Development

- Honey Mesquite
- Arizona Ash
- Palo Brea
- Desert Willow



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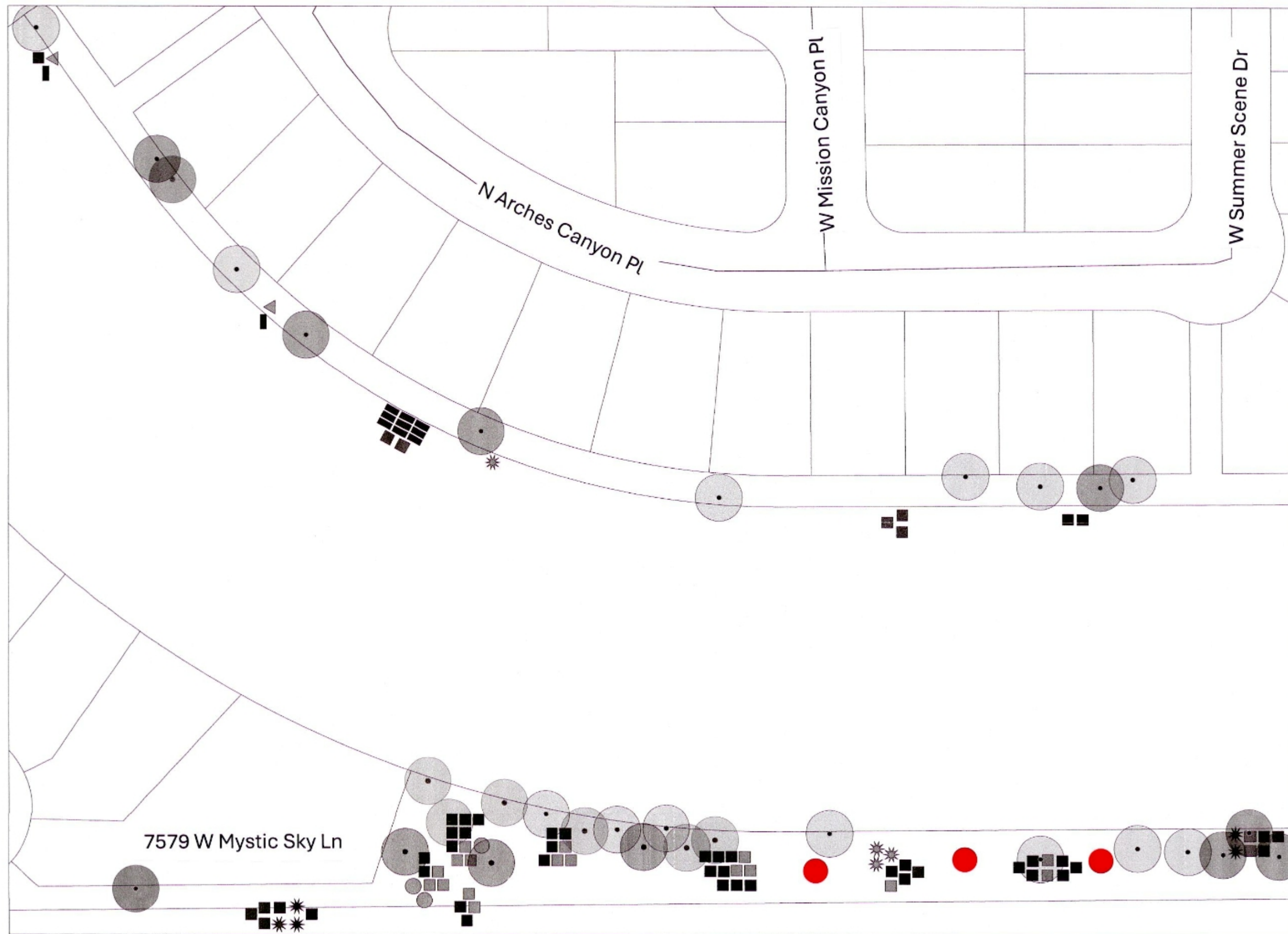
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E-15
Existing Conditions
Section 15
Sunflower HOA



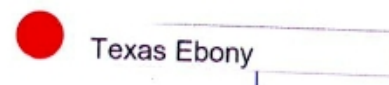
SUNFLOWER EXISTING PLANT PALETTE

Trees			
Sy	Botanical Name	Common Name	Qty
●	Acacia farnesiana	Sweet Acacia	1
●	Acacia stenophylla	Shoestring Acacia	6
●	Parkinsonia florida	Blue Palo Verde	13
●	Prosopis glandulosa	Honey Mesquite	4
●	Prosopis velutina	Mesquite	7

Shrubs/Groundcovers/Vines			
Sy	Acr	Botanical Name	Common Name
■	Ca	Calliandra sp.	Agave
■	Cc	Calliandra californica	Desert Spoon
■	Co	Caesalpinia mexicana	Ocotillo
■	Co	Cordia parvifolia	Prickly Pear
■	Lf	Leucophyllum frutescens	Yucca
■	Sc	Simmondsia chinensis	Jojoba
■	Us	Unknown Shrub	Unknown Shrub

Linda Vista Development

	Common Name	Qty
■	Agave	1
■	Desert Spoon	2
■	Ocotillo	1
■	Prickly Pear	2
■	Yucca	3



E-15 Existing Conditions Section 15
1/32" = 1'-0"



SUNFLOWER EXISTING PLANT PALETTE

Trees			
Sy	Botanical Name	Common Name	Qty
●	Acacia farnesiana	Sweet Acacia	2
●	Parkinsonia florida	Blue Palo Verde	13
●	Prosopis velutina	Mesquite	10

Shrubs/Groundcovers/Vines				
Sy	Acr	Botanical Name	Common Name	Qty
■	Ca	Calliandra sp.	Fairy Duster	10
■	Co	Cordia parvifolia	Little Leaf Cordia	5
■	Lf	Leucophyllum frutescens	Texas Ranger	20
■	Lt	Lamrea tridentata	Creosote Bush	4
◆	No	Nerium oleander	Oleander	3
■	Sc	Simmondsia chinensis	Jojoba	7
■	Us	Unknown Shrub	Unknown Shrub	3

Accents				
Sy	Acr	Botanical Name	Common Name	Qty
●	Ag	Agave sp.	Agave	5
▲	Ch	Cholla sp.	Cholla	1
■	De	Dasylirion sp.	Desert Spoon	3
▲	Ec	Echinocereus sp.	Hedgehog Cactus	1
●	Fs	Fouquieria splendens	Coccollo	2
▲	Fw	Ferocactus wislizeni	Fishhook Barrel	1
●	He	Hesperaloe sp.	Hesperaloe	3
▲	Ls	Lophocereus schottii monstrose	Totem Pole Cactus	1
▲	Op	Opuntia sp.	Prickly Pear	4
●	Ys	Yucca sp.	Yucca	72

● Arizona Ash



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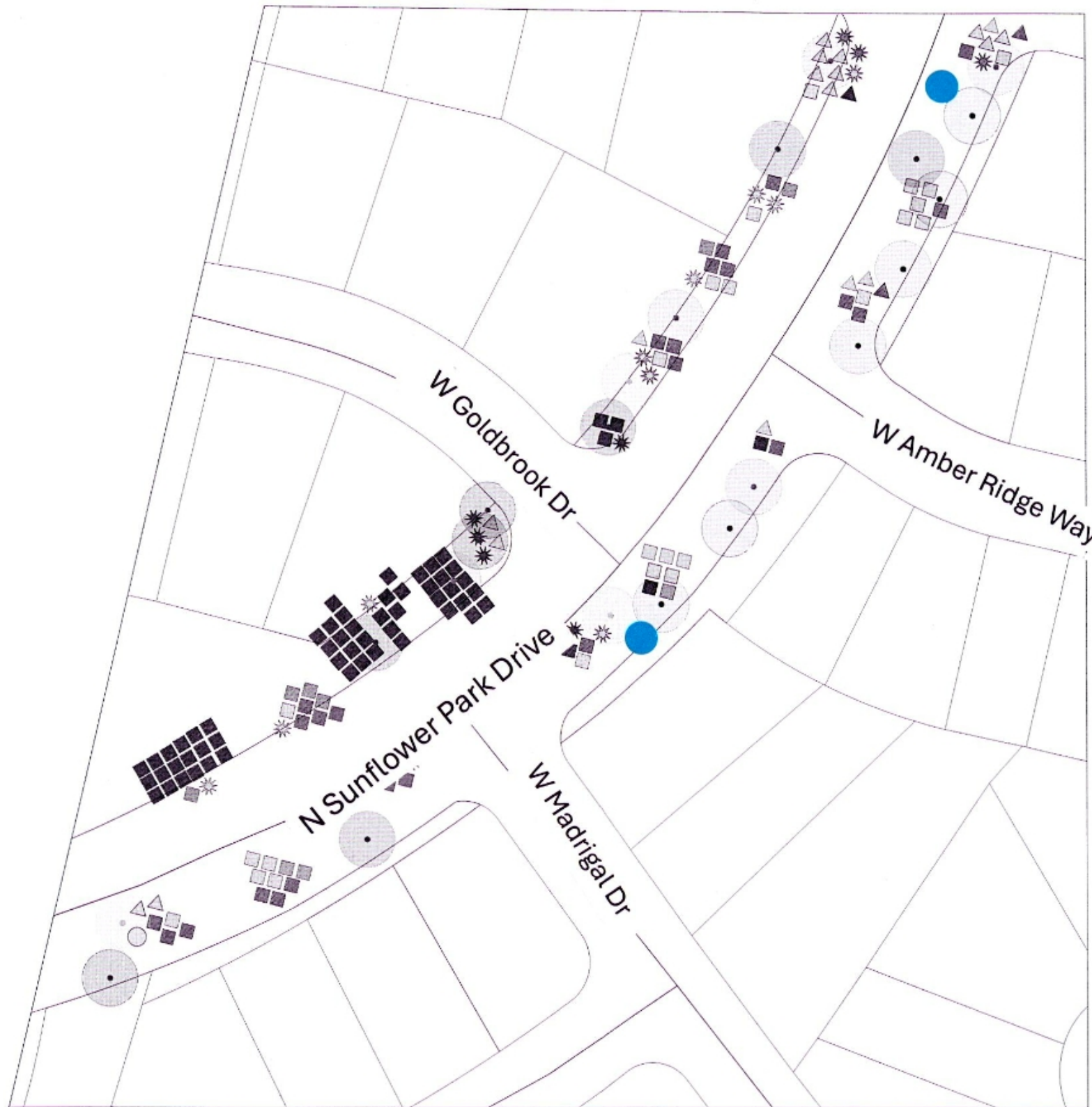
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E-17
Existing Conditions
Section 17
Sunflower HOA



● Arizona Ash

SUNFLOWER EXISTING PLANT PALETTE

Trees			
Sy	Botanical Name	Common Name	Qty
•	<i>Olneya tesota</i>	Desert Ironwood	3
•	<i>Parkinsonia florida</i>	Blue Palo Verde	6
•	<i>Parkinsonia microphylla</i>	Foothills Palo Verde	5
•	<i>Prosopis velutina</i>	Mesquite	8

Shrubs/Groundcovers/Vines				
Sy	Acn	Botanical Name	Common Name	Qty
■	Ca	Calliandra sp.	Fairy Duster	18
■	Cc	Calliandra californica	Beja Fairy Duster	9
○	Cg	Caesalpinia gilliesii	Yellow Bird of Paradise	1
■	Jc	Justicia californica	Chuparosa	3
■	Lf	Leucophyllum frutescens	Texas Ranger	58
■	Lt	Larrea tridentata	Cresote Bush	8
■	Sc	Simmondsia chinensis	Jojoba	21
■	Vc	Vauquelinia californica	Arizona Rosewood	2

Accents				
Sy	Acn	Botanical Name	Common Name	Qty
●	Ag	Agave sp.	Agave	4
●	Al	Aloe sp.	Aloe	1
▲	Ec	Echinocereus sp.	Hedgehog Cactus	1
▲	Eg	Echinocactus grusonii	Golden Barrel	8
●	Fs	Fouquieria splendens	Cocotillo	11
▲	Fw	Ferocactus wislizeni	Fishhook Barrel	1
●	He	Hesperaloe sp.	Hesperaloe	3
▲	Ls	Lophocereus schottii monstrose	Totem Pole Cactus	1
▲	Op	Opuntia sp.	Prickly Pear	10



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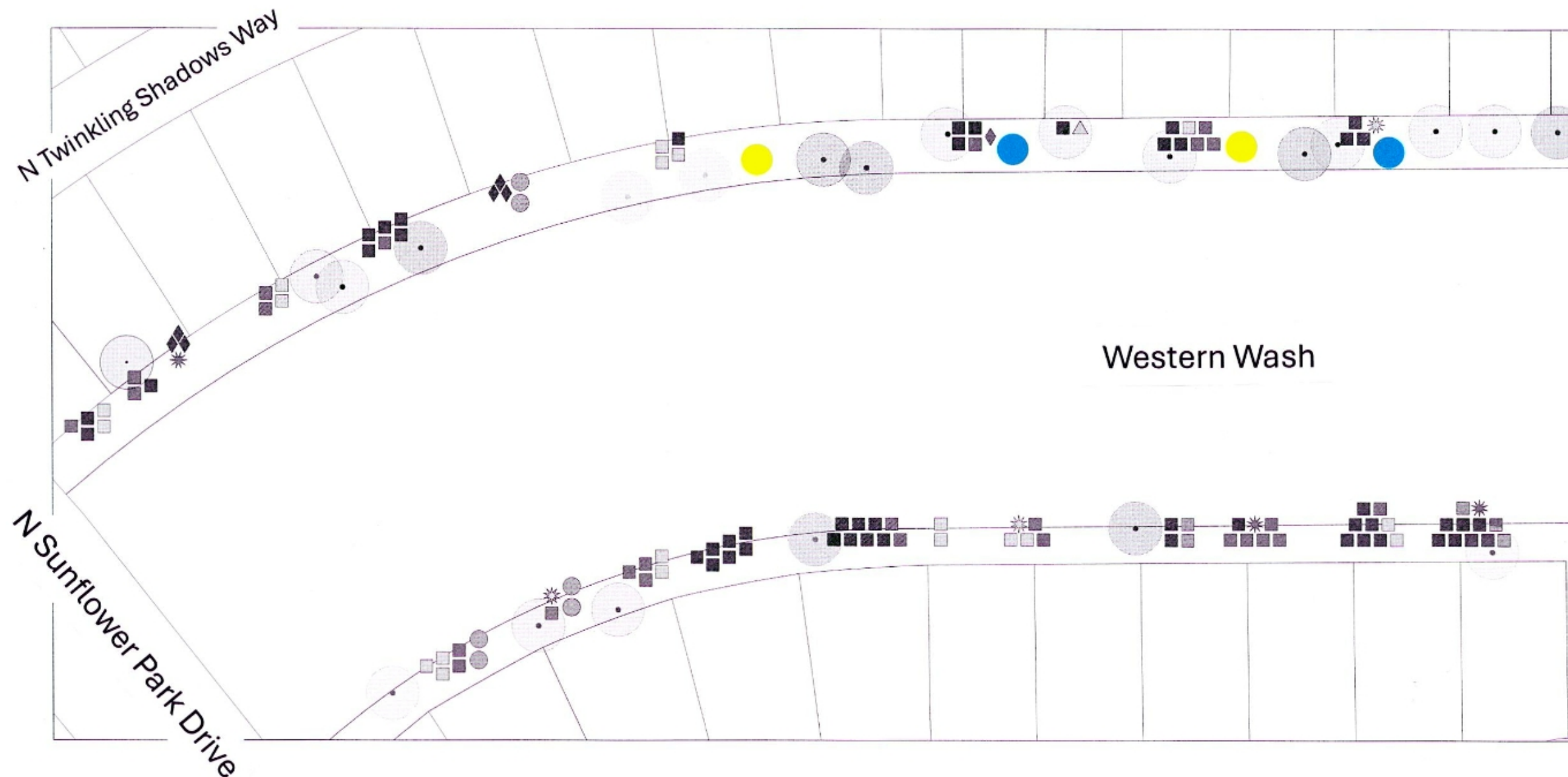
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E-19
Existing Conditions
Section 19

Sunflower HOA



SUNFLOWER EXISTING PLANT PALETTE

Sy	Botanical Name	Common Name	Qty
●	Acacia farnesiana	Sweet Acacia	1
•	Lysiloma watsonii	Featherbush	2
•	Parkinsonia florida	Blue Palo Verde	7
•	Parkinsonia microphylla	Foothills Palo Verde	1
•	Parkinsonia x 'Desert Museum'	Desert Museum Palo Verde	2
•	Prosopis velutina	Mesquite	6
•	Quercus virginiana	Live Oak	2
•		Masc Tree	1

Sy	Acr	Botanical Name	Common Name	Qty
●	Bm	Buddleja maritima	Woolly Butterfly Bush	6
■	Co	Calliandra sp.	Fairy Duster	13
■	Cc	Calliandra californica	Beja Fairy Duster	15
■	Co	Cordia parvifolia	Little Leaf Cordia	8
◆	Da	Dalea sp.	Dalea	6
◆	Ex	Extriplex sp.	Saltbush	1
■	Jc	Justicia californica	Chuparosa	2
■	Lf	Leucophyllum frutescens	Texas Ranger	41
■	Lt	Larrea tridentata	Creosote Bush	3
■	Sc	Simmondsia chinensis	Jojoba	17

Sy	Acr	Botanical Name	Common Name	Qty
●	Os	Ostrya sp.	Desert Spoon	3
◆	Fs	Fouquieria splendens	Cholla	2
◆	Op	Opuntia sp.	Prickly Pear	1
◆	Ys	Yucca sp.	Yucca	1

● Netleaf Hackberry

● Texas Ebony



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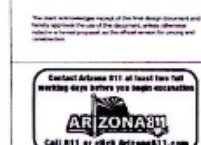
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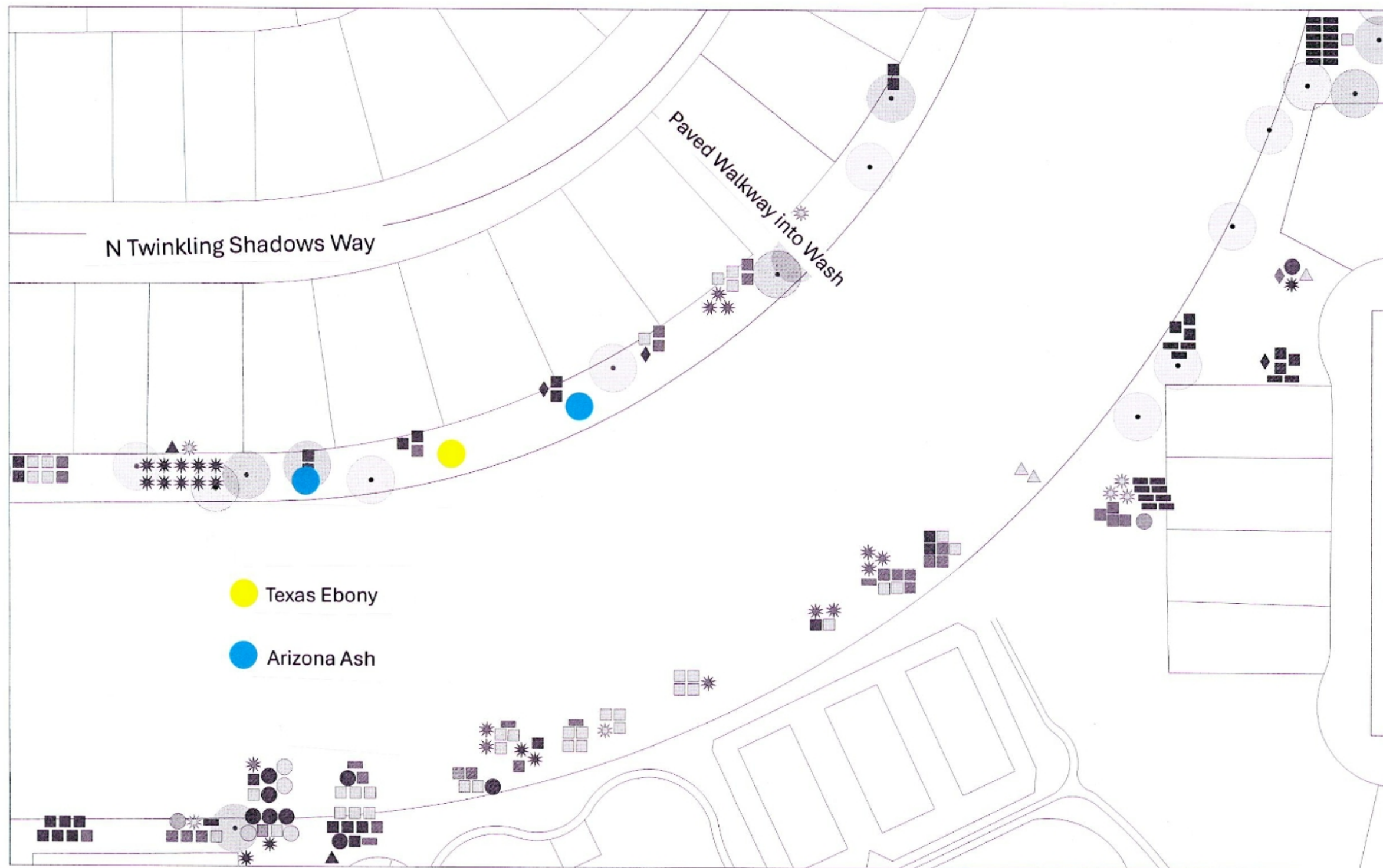
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E-23
Existing Conditions
Section 23

Sunflower HOA



SUNFLOWER EXISTING PLANT PALETTE

Trees

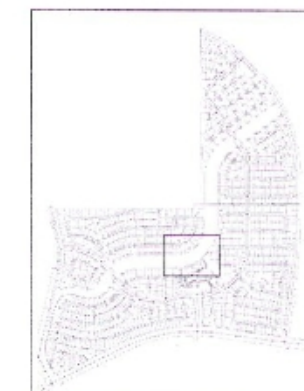
Sy	Botanical Name	Common Name	Qty
Ar	Acacia farnesiana	Sweet Acacia	1
Pm	Parkinsonia florida	Blue Palo Verde	8
Pm	Parkinsonia microphylla	Foothills Palo Verde	1
Pm	Parkinsonia x 'Desert Museum'	Desert Museum Palo Verde	1
Pr	Prosopis juliflora	Mesquite	7

Shrubs/Groundcovers/Vines

Sy	Acr	Botanical Name	Common Name	Qty
Ar	Ar	Acacia redolens	Prostrate Acacia	5
Bm	Bm	Buddleja marrubifolia	Woolly Butterfly Bush	1
Ca	Ca	Calliandra sp.	Fairy Duster	15
Cc	Cc	Calliandra californica	Rainy Fairy Duster	11
Cr	Cr	Caesalpinia mexicana	Mexican Bird of Paradise	4
Co	Co	Cordia parvifolia	Little Leaf Cordia	7
Cu	Cu	Caesalpinia pulcherrima	Red Bird of Paradise	1
Da	Da	Daloo sp.	Daloo	5
Er	Er	Encelia farinosa	Brittlebush	1
Jc	Jc	Justicia californica	Chuparosa	12
La	La	Lantana	Lantana	2
Lf	Lf	Leucophyllum frutescens	Texas Ranger	23
Lt	Lt	Larrea tridentata	Cresote Bush	2
Se	Se	Senna artemisioides	Feathery Cassia	8
Sc	Sc	Simmondsia chinensis	Joybush	27
Us	Us	Unknown Shrub	Unknown Shrub	22

Accents

Sy	Acr	Botanical Name	Common Name	Qty
Ag	Ag	Agave sp.	Agave	1
Al	Al	Aloe sp.	Aloe	10
Da	Da	Dasylium sp.	Desert Spoon	3
Dv	Dv	Dodonaea viscosa	Hopbush	1
Fs	Fs	Fouquieria splendens	Opuntia	6
He	He	Hesperaloe sp.	Hesperaloe	9
Hp	Hp	Hesperaloe parviflora	Red Yucca	4
Ls	Ls	Lophocereus schottii monstrose	Totem Pole Cactus	2
Op	Op	Opuntia sp.	Prickly Pear	3
Ys	Ys	Yucca sp.	Yucca	1



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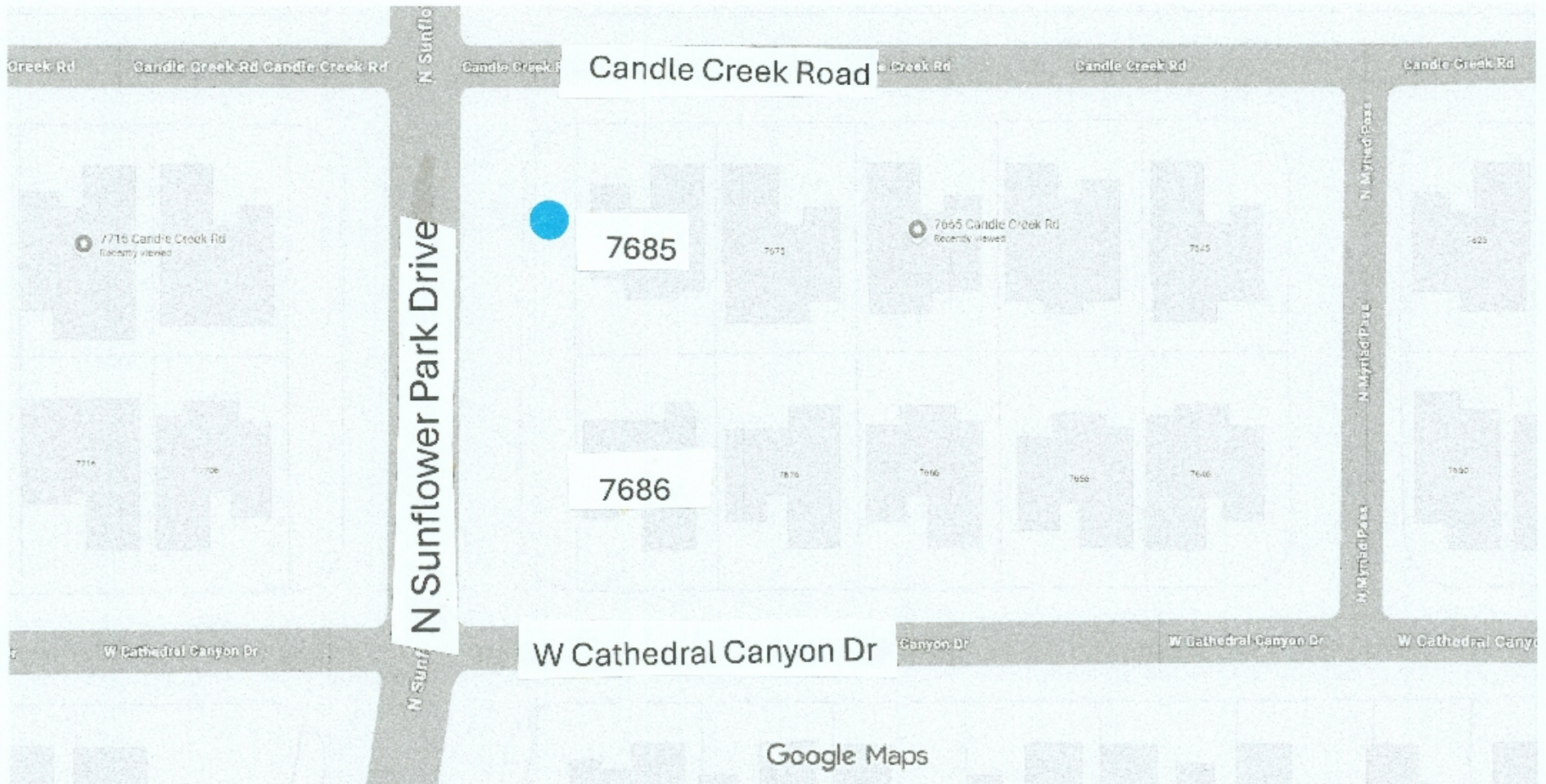
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Google Maps



Map data ©2026 Google 20 ft

 Arizona Ash

Auxilliary Map

LOCATION	NAME	QUANTITY	SIZE	PRICE	AMOUNT
Map E-4	Palo Brea	6	24in Box	\$500	\$3,000
Map E-11	Orange Bells	2	15 gal	\$200	\$400
Map E-12	Yellow Bells	2	15 gal	\$200	\$400
	Giant Hesperole	1	15 gal	\$200	\$200
Map E-13	Desert Willow	2	24in box	\$500	\$1,000
	Honey Mesquite	1	24in box	\$500	\$500
	Arizona Ash	2	24in box	\$500	\$1,000
	Palo Brea	1	24in box	\$500	\$500
Map E-15	Texas Ebony	3	24in box	\$500	\$1,500
Map E-17	Arizona Ash	1	24in box	\$500	\$500
Auxilliary Map	Arizona Ash	1	24in box	\$500	\$500
Map E-19	Arizona Ash	1	24in box	\$500	\$500
Map E-23	Texas Ebony	2	24in bix	\$500	\$1,000
	Netleaf Hackberry	2	24in box	\$500	\$1,000
Map E-24	Texas Ebony	1	24in box	\$500	\$500
	Arizona Ash	2	24in box	\$500	\$1,000
				Subtotal	\$13,500
				10% Overbudget	\$1,350.0
				Total Expenditure	\$14,850



Quote
#18524
4/16/2026

Customer: Sunflower Community HOA-
Associated Asset

E-Konomy Pool Service & Supplies
6020 E Speedway Blvd
Tucson AZ 85712
United States

Title:

Bill To
Sunflower Community HOA
9401 N Sunflower Park Dr
Tucson AZ 85743
United States

Ship To
Sunflower Community HOA
9401 N Sunflower Park Dr
Tucson AZ 85743
United States
+15205729780

Gate Code:
Access:
Animals: No
Special Instructions:

Quantity	Item	Options	Rate	Amount
3	461989014 B-R 406A- EN-X ASME,DIGITAL W/BRONZE B-R 406A- EN-X ASME,DIGITAL W/BRONZE		\$7,956.00	\$23,868.00
1	GAS FITTING BOX		\$250.00	\$250.00
1	PLUMBING MISC PLUMBING MATERIALS MISC PLUMBING MATERIALS		\$350.00	\$350.00
1	LABOR (OC) - Repair Labor for 2 people To remove 3 ETI Heaters and install 3 Raypak Heaters		\$2,700.00	\$2,700.00

Subtotal \$27,168.00

Respectfully Submitted By: _____

Tax Total (%) \$0.00

Total \$27,168.00

NOTE- This proposal may be withdrawn if not accepted within 14 days. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over the estimate. All replaster contracts require 50% of total contract at time of acceptance of contract, 40% of total contract on date of plaster, and 10% of total contract due on the last day of the start up process. Other contracts over \$500.00 require 50% down payment unless other arrangements are made.

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. Having read the terms and conditions found on page two and three, you are authorized to do the work as specified. Payment will be made as outlined above.

SIGNATURE: _____

DATE: _____

OWNER/AGENT: _____

WARRANTY AND AGREED CONDITIONS

- E-KONOMY POOL SERVICE honors manufacturer's warranties on all new equipment (filter, pump, automatic cleaner, heater, etc..) for defects in material and workmanship to the original purchaser for the warranty period specified by the manufacturer of the equipment. Parts and labor included as covered by the manufacturer.



18524

6020 E. Speedway Blvd, Tucson, AZ, 85712
(520)325-6427 e-konomy.com
ROC #312583



Quote
#18524
4/16/2026

Customer: Sunflower Community HOA-
Associated Asset

E-Konomy Pool Service & Supplies
6020 E Speedway Blvd
Tucson AZ 85712
United States

Title:

2. New motors are warrantied parts only (labor not included) for the term specified by the manufacturer. Warranty void if motor damage is caused by water.
3. Defects or failures caused by obvious mistreatment or neglect shall be repaired or serviced at owners expense.
4. Pool draining and/or Plaster Acid Wash Conditions: Due to the inability to determine the actual condition of the plaster until the pool is drained, the Owner understands and agrees to the following condition: The contractor does not assume any responsibility for plaster delamination, cracking, lifting, etc., during the time pool is drained, worked on, refilled or after pool is full of water.
5. Contractor does not, in any manner whatsoever, warranty the results of an acid wash or sanding of the plaster.
6. All re-plaster is warrantied for two (2) years unless a longer term is specified on page one (1) of the proposal.
7. The contractor is not responsible for structural damage, cracks or gunite failure.
8. Mottling of the plaster surface is common with natural cement materials. Uneven color is accepted as a normal result when using natural materials.
9. Items not addressed on this proposal are not included.
10. Rebar repair and structural defects are not included unless specified on page one (1) of this proposal.
11. If price is not paid in accordance with this contract, E-Konomy Pool Service may, without notice, enter owners premises and repossess any pool equipment and accessories included in this contract and will apply reasonable value of said equipment and accessories against any unpaid balance due.
12. In the event the final payment is not per the contractual agreement and on the specified date, a 1 1/2% monthly Finance Charge (annual percentage rate of 18%) will be applied on past due balances. In the event a collection firm and/or suit need be employed to collect the balance, the Owner does hereby agree to pay a reasonable collection cost, court costs and/or reasonable attorney's fees at time of settlement.
13. **Do not turn on pool light or pump while pool is being drained, is empty , or is being refilled.**
14. **Empty pools are a fall hazard. Keep yourself and all others away from edges at all times**



18524

6020 E. Speedway Blvd, Tucson, AZ, 85712
(520)325-6427 e-konomy.com
ROC #312583

ESTIMATE

A Touch of Class Pool Service

3617 S Calexico Ave
Tucson, AZ 85730-2647

ATCPools@ATCPoolService.com
+1 (520) 570-9005
<https://ATCPoolService.com>



Bill to

Sunflower HOA
9401 N Sunflower Park Dr
Tucson, AZ 85743

Estimate details

Estimate no.: 1183
Estimate date: 09/15/2026
Expiration date: 10/15/2026

#	Product or service	Description	Qty	Rate	Amount
1.		All labor required to replace current Pentair ETi® 400 High Efficiency Natural Gas Heater 400K. Pentair factory warrantee included.			\$0.00
2.	Pentair ETi® 400 High Efficiency Natural Gas Heater 400K	Pentair ETi® 400 High Efficiency Natural Gas Heater 400K	3	\$13,762.51	\$41,287.53
3.	Misc. Supplies/Hardware	PVC Pipe fittings	1	\$360.00	\$360.00
4.	Labor	General Labor	6	\$120.00	\$720.00
Total					\$42,367.53

Note to customer

50% down required upon approval

Expiry
date

10/15/2026

Accepted date

Accepted by

Millers Final Finish LLC

9825 E. Creek St

Tucson, AZ 85730 US

5209753525

scott@millersfinalfinish.com

http://www.millersfinalfinish.com

Estimate

ADDRESS

Associate Asset Management

9401 N. Sunflower Park Dr.

Tucson, Az. 85743

SHIP TO

Associate Asset Management

9401 N. Sunflower Park Dr.

Tucson, Az. 85743

ESTIMATE # 2597**DATE** 09/01/2026

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
		Sunflower Recreation Center			
	Interior painting	Fiesta and Library Rooms-	72	64.00	4,608.00T
	Materials	Dunn Edwards Spartawall Interior Semigloss Color - TBD	18	32.90	592.20T
	Materials	Dunn Edwards Spartawall Interior Matte Color - TBD	2	29.80	59.60T
	Option	Please allot 2.5 days for painting. We have available dates to paint in October			

SUBTOTAL 5,259.80

TAX 297.70

TOTAL **\$5,557.50**

Accepted By

Accepted Date

Lisa Sak

lsak@associatedasset.com

(520) 572-9728

SUNFLOWER COMMUNITY, 9401 N Sunflower Park Dr
Tucson, AZ 85743



Proposal #

3352514

Proposal Date

9/16/2026

Proposal Amount

\$5,291.00

Job Address

SUNFLOWER COMMUNITY, 9401 N Sunflower Park Dr
Tucson, AZ 85743

Red Door Painting Pros License# 333140

3661 N Campbell Ave #115

Tucson, AZ 85719

Phone: (520) 500-3791

Line Items

Product / Service	Quantity	Price	Subtotal	Tax	Total
Interior Painting	1.00	\$5,291.00	\$5,291.00	\$0.00	\$5,291.00

Included in this estimate:

- Fiesta Room
 - Walls
 - Drywall ceilings
- Library
 - Walls
 - Drywall ceilings

*2 COATS OF PAINT WILL BE APPLIED

Not included in this estimate:

- Doors or door trim
- Chair rails
- Ceiling tiles or tracks
- Shutters
- Baseboards or baseboard installation
- Cabinetry
- Crown molding
- Anything not specifically listed as included

Prep Work

- Lightly sand walls to remove imperfections
- Scrape or sand loose paint down to a tight surface
- Wipe walls down prior to painting
- Mask and properly protect all items not being painted (flooring, trim, vents, cabinets, lights, etc)
- Remove outlet covers prior to painting, reinstall once painting is complete
- Patch any minor scuffs or dings in drywall
- Spot prime

Daily Clean Up

Clean up all areas around the job site daily and upon final completion to ensure areas are free from job-related debris.
Painting crew will organize all painting materials daily before going home.

Final Walkthrough

The job lead will perform a final walkthrough upon completion of the project to ensure customer satisfaction and to address any final questions or concerns.

Estimated Length of Job

We estimate this job to take 3 days to complete.

Paint Products

Paint to be used: "SPARTAWALL" semi-gloss (interior)

Primer to be used: "ULTRAGRIP PREMIUM" primer

Warranty

The paint on this job is covered with a 5 year warranty.

Visit Our Website

Click on the link below to visit our website and see pictures of jobs we've completed!

Read Our Reviews

We are a proud "5 Star Reviewed" company! Check out our reviews and read what others have said about us!

READ OUR REVIEWS

References

References available upon request.

Our Information

Red Door Painting Pros, LLC

3661 N Campbell Ave #115

Tucson, AZ 85719

(520)500-3791

Estimating@RedDoorPaintingPros.com

EIN #: 37-1989582

ROC #: 333140

A Certificate of Insurance listing Sunflower Community Association as additional insured and a W9 will be submitted promptly if awarded project.

Phone calls or texts are our preferred methods of communication. However, we do respond to emails promptly as well.

Subtotal	\$5,291.00
Tax	\$0.00
Total	\$5,291.00

Proposal Summary

Line Item Total \$5,291.00

Proposal Total **\$5,291.00**

Deposit Required

\$2,645.50 (50.00%)

Terms and Conditions

We agree to provide all necessary labor, materials, and supplies required to carry out the services specified in this contract, in accordance with the terms and conditions outlined herein. Upon completion of the services, our team will ensure that all materials, supplies, and debris are removed from the premises.

1. Scope of Work/Project Description

Please carefully review the job description and note that we are only obligated to perform the tasks specified in the estimate.

2. Paint/Materials

The estimate includes all costs associated with paint and materials.

To ensure that we have ample time to prepare and execute your project to the highest standards, we kindly request that you select your desired colors at least one week prior to the project start date. This will allow us to order the necessary materials and make any necessary preparations in a timely manner. Additionally, please note that any changes to the

selected colors after work has commenced may result in additional charges.

3. Unforeseen Conditions

While we always strive to complete every project according to plan, sometimes unexpected issues arise. If any unforeseen repairs are necessary, we will promptly notify you and prepare an additional work order for your approval.

4. Customer Responsibility

- The job site must be free of debris and clean prior to our arrival.
- The work area must be clear of other trades.
- The customer must be available for a final walkthrough with the crew lead on the last day of the project.

5. Work Standards

Our company adheres to industry-standard work protocol and craftsmanship. Our painters will remain on-site until the project is fully completed.

6. Warranty

We stand behind the quality of our work and the materials we use. That's why we offer a warranty on labor and materials for five (5) years following completion of the project. It's important to note that this warranty does not extend to incidental damage caused by accident or abuse, normal wear and tear, damages caused by weather (such as hail, wind, snow, or moisture), or cracks caused by expansion. Cracks and patches are not covered under this warranty as we cannot prevent the earth from moving or walls from shifting. Nonetheless, we are committed to ensuring that you are satisfied with the work we provide and will always do our best to address any issues that may arise.

If warranted work becomes necessary, only the portion of walls which have failing paint will be repaired and repainted.

7. Cancellation

The customer may cancel the project within three days of accepting the estimate by emailing us.

8. Payment

Work cannot begin until the deposit is received.

The remaining balance of the total is due upon completion of the project.

9. Acceptance

Please signify your acceptance of this estimate by clicking on the "Approve" button and signing virtually.

Sign And Date To Accept Proposal:

Customer Signature:

Date:



Quote
#21337
9/3/2026

Customer: Sunflower Community HOA-
Associated Asset

E-Konomy Pool Service & Supplies
6020 E Speedway Blvd
Tucson AZ 85712
United States

Title: Tile Clean

Bill To
Sunflower Community HOA
9401 N Sunflower Park Dr
Tucson AZ 85743
United States

Ship To
Sunflower Community HOA
9401 N Sunflower Park Dr
Tucson AZ 85743
United States
+15205729780

Gate Code:
Access:
Animals: No
Special Instructions:

Quantity	Item	Options	Rate	Amount
365	LABOR-TILE Clean water line tiles of Calcium build up. Water will be lowered about 1ft below tile line for access. Please see Tile Clean agreement for additional information. Clean water line tiles of Calcium build up - moderate to heavy build-up. Perimeter of the pool: 365 ft Sides of Pillars Includes shower tiles Water will be lowered about 1ft below tile line for access. This is an estimate for hours and product needed. The final Invoice will have the accurate labor hours and total bags of media used. Please see Tile Clean agreement for additional information.		\$6.00	\$2,190.00
5	84336TILE TILE ABRASIVE MAXX BLAST MEDIA TILE ABRASIVE MAXX BLAST MEDIA		\$120.50	\$602.50

Subtotal \$2,792.50

Respectfully Submitted By: _____

Tax Total (%) \$0.00

Total \$2,792.50

NOTE- This proposal may be withdrawn if not accepted within 14 days. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over the estimate. All replaster contracts require 50% of total contract at time of acceptance of contract, 40% of total contract on date of plaster, and 10% of total contract due on the last day of the start up process. Other contracts over \$500.00 require 50% down payment unless other arrangements are made.

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. Having read the terms and conditions found on page two and three, you are authorized to do the work as specified. Payment will be made as outlined above.

SIGNATURE: _____

DATE: _____

OWNER/AGENT: _____



21337

6020 E. Speedway Blvd, Tucson, AZ, 85712
(520)325-6427 e-konomy.com
ROC #312583



Quote
#21337
9/3/2026

Customer: Sunflower Community HOA-
Associated Asset

E-Konomy Pool Service & Supplies
6020 E Speedway Blvd
Tucson AZ 85712
United States

Title: Tile Clean

WARRANTY AND AGREED CONDITIONS

Collection Costs and Legal Fees: Customer agrees that approval of this estimate constitutes a binding agreement to pay for all labor, materials, and services provided. If Customer fails to pay any amount due and E-Konomy Pool Service is required to pursue collection or legal action, the Customer shall be responsible for all costs incurred in enforcing this agreement, including reasonable attorneys' fees, court costs, collection agency fees, interest (if applicable), and any other costs of collection, to the fullest extent permitted by law.

Venue and Governing Law: This agreement shall be governed by the laws of the State of Arizona. Any legal action arising out of or relating to this agreement shall be brought exclusively in the state or federal courts located in Pima County, Arizona, and Customer consents to the jurisdiction of such courts.

Warranty Exclusion for Non-Payment: Any warranty provided for labor or materials will be suspended until the account is paid in full.

Authorization to Perform Work: Customer represents that they are the property owner or are otherwise authorized by the property owner to approve the work described in this estimate and accept responsibility for payment.

1. E-KONOMY POOL SERVICE honors manufacturer's warranties on all new equipment (filter, pump, automatic cleaner, heater, etc..) for defects in material and workmanship to the original purchaser for the warranty period specified by the manufacturer of the equipment. Parts and labor included as covered by the manufacturer.
2. New motors are warrantied parts only (labor not included) for the term specified by the manufacturer. Warranty void if motor damage is caused by water.
3. Defects or failures caused by obvious mistreatment or neglect shall be repaired or serviced at owners expense.
4. Pool draining and/or Plaster Acid Wash Conditions: Due to the inability to determine the actual condition of the plaster until the pool is drained, the Owner understands and agrees to the following condition: The contractor does not assume any responsibility for plaster delamination, cracking, lifting, etc., during the time pool is drained, worked on, refilled or after pool is full of water.
5. Contractor does not, in any manner whatsoever, warranty the results of an acid wash or sanding of the plaster.
6. The contractor is not responsible for structural damage, cracks or gunite failure.
7. Mottling of the plaster surface is common with natural cement materials. Uneven color is accepted as a normal result when using natural materials.
8. Items not addressed on this proposal are not included.
9. Rebar repair and structural defects are not included unless specified on page one (1) of this proposal.
10. If price is not paid in accordance with this contract, E-Konomy Pool Service may, without notice, enter owners premises and repossess any pool equipment and accessories included in this contract and will apply reasonable value of said equipment and accessories against any unpaid balance due.
11. In the event the final payment is not per the contractual agreement and on the specified date, a 1 1/2% monthly Finance Charge (annual percentage rate of 18%) will be applied on past due balances. In the event a collection firm and/or suit need be employed to collect the balance, the Owner does hereby agree to pay a reasonable collection cost, court costs and/or reasonable attorney's fees at time of settlement.
12. **Do not turn on pool light or pump while pool is being drained, is empty , or is being refilled.**
13. **Empty pools are a fall hazard. Keep yourself and all others away from edges at all times**



21337

6020 E. Speedway Blvd, Tucson, AZ, 85712
(520)325-6427 e-konomy.com
ROC #312583

Charter

DATE: August 2026

revision of 1/25/2007 original

NAME OF CLUB: Vintage Gardeners (VG)

Purpose of Club: To develop programs and activities that will be of interest to the Sunflower Community; to establish and encourage mutual support among members through friendship and social gatherings; to provide community service to the Sunflower Community Association (SFCA).

Frequency of Meetings and Regular Club Activity Times: VG Board Member meetings will be held the week before General Membership meetings. General Membership meetings will be held the following week, at various times and places, during the Activity year October 1st – April 30th. The time and site of the General Membership meetings will vary each month depending upon the activity scheduled. There needs to be a minimum of (2) General Membership meetings held at the Sunflower Center each activity year. The membership year is October 1st to the following September 30th. Officer term of office is also October 1st to the following September 30th. Officer elections are held annually or as needed at a General Meeting. It is the obligation of the VG Board to schedule the dates and sites of the October through April club activities.

Financial Plan: Annual dues will be collected in the amount of \$10 per member. Memberships funds collected will be used for speaker fees, door prizes, club supplies and miscellaneous purchases voted on by either the club membership or the VG Board. Membership funds collected September 1 – 30, by mail or at specific times at the Center will be half price.

Future Planned Activities: Our schedule is maintained on our website located on the SFCA Club website.

You may want to visit the website and, also see the pictures of past events hosted by Vintage Gardeners.

Bylaws: Revised

August 2026

Article I - General

Section A – Organization Official Name: Vintage Gardeners

Section B – Organization Purpose:

The purpose of this club is to develop programs and activities that will be of interest to the Sunflower Community Gardeners;

To establish and encourage mutual support among members through friendship and social gatherings;

To provide community service to the Sunflower Community Association (SFCA).

Section C – Sunflower Community Association:

These bylaws willfully comply with the SFCA bylaws, and club rules, regulations and procedures. In the event of a conflict between these bylaws, the governing documents of the SFCA shall prevail.

Section D – Arizona Statutes:

The organization shall be operated as a nonprofit Association in accordance with Arizona statutes, and the bylaws of the SFCA.

Article II – Membership

Section A – Membership Requirements:

Membership shall be open to all members in good standing of the SFCA.

Section B – Membership Precondition:

There will be no preconditions for membership, nor will members be required to join any national, state or regionally affiliated organization.

Section C – Guests:

Guest privileges are specified in the rules, regulations and procedures. Refer to SFCA Charter Club rules and regulations.

Section D – Dues:

Amount of dues will be determined annually on the recommendation of the club board.

Section E – Conduct

B. Proper conduct and decorum (polite, respectful and controlled behavior in public settings) is essential for all activities within the community. Members who are abusive, project an undesirable or inappropriate image, or who unnecessarily and blatantly create turmoil, disruption and dissension among club members, other clubs or the SFCA in general, may have their club membership terminated by the club officers. Termination of a club membership can only occur after (1) verbal discussion/warning, (2) written warning, (3) temporary suspension (duration determined by officers) and (4) permanent termination. All infractions and resolution attempts are documented by a club officer. A decision to terminate club membership must be agreed to by all club officers and a formal letter notifying the member of termination. The terminated member has the right to appeal the decision in writing to the Board for arbitration.

Article III – Club Board

Section A – Officers

The club board shall consist of, at a minimum, a chairperson, secretary and treasurer. Optimal officers are as follows: Chairperson, vice-chairperson, secretary, treasurer, and membership chairperson.

Newly elected or appointed officers, within 24 business days of taking office, shall read and understand the SFCA Charter Club Rules, Regulations and Procedures. Submit “CC-5” new club officer form to the SFCA.

Section B – Voting

The club board must be elected by a majority vote of the club's membership at the club's general meeting, after a quorum is established, and shall serve without compensation. An officer cannot serve as an independent contractor; however, an officer may volunteer instructional services.

Section C – Terms in office and responsibilities of officers:

Term in office shall be for a twelve (12) month period beginning on October 1st through September 30th.

Chairperson (liaison to the SFCA general manager.)

Vice Chairperson/Program Coordinator(s)

Secretary

Treasurer

Membership

Section D – Other

Should an officer vacancy occur during the membership year, a replacement shall be selected by a vote of the remaining elected officers.

Article IV – Meetings

Section A - Frequency of Meetings. At a minimum, there will be two (2) General Membership meetings conducted each membership year.

Section B – Minutes will be taken by the secretary to document all board and membership meetings. Minutes to be reviewed by the board members before publication. Minutes, as well as other pertinent administrative records, will be retained for a period of three (3) years.

Section C – Voting and quorum requirements

Quorum for club board meetings shall be 50% +1.

Quorum for general membership meetings shall be 25% of paid membership.

Roberts Rules of Order shall be used for parliamentary procedure.

Article V – Financial

Section A - Financial records will be retained for a period of seven (7) years.

Section B – Expenditure of club funds shall be limited to \$150.00, unless an increase is approved by a vote of the general membership.

Section C – Financial records must be audited on a yearly basis by individuals other than those elected to the club board. The results of the Report of Audit will be presented to the general membership and duly recorded in the applicable minutes of such meeting. A copy will be provided to the SFCA.

Section D – Other

The treasurer shall maintain the club's checkbook and balance the account.

Check signing authority shall be delegated to the club Treasurer, Chairperson and / or the Secretary.

Single (1) signature required on checks.

Article VI – Committees

Section A – Committees may be elected by the general membership or appointed by the club board. Chair for committees to be selected by committee members.

Article VII – Amendments

Amendment to the bylaws of this club require the vote to have approval by 25% of the paid membership. Procedures for filing amendments are as:

SFCA shall review the proposed amendments prior to submittal to the club membership.

Proposed amendments shall be well publicized to the membership one-month prior to the vote.

Complete revised set of the club's bylaws will be submitted to the SFCA for approval prior to implementation.

Article VIII – Dissolution

Prior to club dissolution, Club funds will first be divided and disbursed to current members to reimburse club dues paid. Any remaining funds can be donated to another club or given to the SFCA. In all situations, club-approved debts must be satisfied by the club prior to final dissolution.

Attached:

Appendix C – Membership Roster

Appendix D – Charter Club Annual Report of Income and Expenses

Appendix E - New Club Officers

Pat/documents/Vintage Gardeners/Charter 8/2026

APPENDIX F
NEW CLUB OFFICERS

Each newly elected officer or appointed office shall, within 14 business days of taking office, attest that he/she has read and understands and will abide by the club's bylaws and the Association's Chartered Club Rules, Regulations and Procedures by signing this form and returning it to the Front Desk – Administrative Assistants. The following information is provided for the election/appointment of new officers for the _____ Club.

President:

Name: _____ Signature: _____

Address: _____ Phone #: _____

Email address: _____

Vice President:

Name: _____ Signature: _____

Address: _____ Phone #: _____

Email address: _____

Secretary:

Name: _____ Signature: _____

Address: _____ Phone #: _____

Email address: _____

Treasurer:

Name: _____ Signature: _____

Address: _____ Phone #: _____

Email address: _____

The effective term of office for the above named individuals is from _____ to _____

By President: _____ Date: _____

Name of contact(s) for Special Interest Page in Sun Catcher: _____

APPENDIX C
MEMBERSHIP ROSTER

CLUB NAME: _____

The names listed below represent the membership roster for the Club. *(Note: Clubs require a minimum of 20 initial members. An update of active members is required March 31 each year and provided to the Community Manager. Clubs are expected to maintain at least 20 members to continue as a Charter Club.)*

NAME	MEMBER LOT NUMBER	NAME	MEMBER LOT NUMBER

Attested by: _____

APPENDIX D
CHARTER CLUB ANNUAL REPORT OF
INCOME & EXPENSES

Due Date: Annually on November 15
Send report to Community Manager and Finance Committees

CLUB NAME: _____

This Club is over the recommended amount of \$2000 and the plan for the excess amount is detailed on the back of this form.

Balance Reported to HOA & Members September 30th, 20____ \$_____
(prior year)

Add:

Total of all income received. \$_____

Include all revenue sources: dues, fundraising, donations, etc.

Minus:

Total of all expenses incurred. \$_____

Include all expenses: supplies, gifts, fees, etc.

Fiscal Year Ending Balance \$_____

This should equal the reconciled September 30th, 20____ statement balance (current year).

Club Treasurer: _____

Club President or Other Officer: _____

*Note: Please use your September 30th, 20____ bank statement date (current year) as your cut-off date.

Lisa Sak

From: PATRICIA BLAZICK-PETERSON <pblazickp@comcast.net>
Sent: Thursday, September 10, 2026 10:25 AM
To: Lisa Sak
Subject: Vintage Gardeners Charter and Bylaw update
Attachments: Charter.docx; Appendix to Bylaws,pdf.pdf



Lisa,

The Club voted by email for the changes that the SF Board requested.

They are attached for your upcoming meeting.

Quorum is 25% of 63 members = 16 need to vote

26 voted yes to the changes.

Sincerely,
Pat Blazick-Peterson

Bylaws

Sunflower Gatherings Club

Article I. General

The official name of the organization is the Sunflower Gatherings Club.

Within this document:

- ♣ “The club” or “this club” will refer to the Sunflower Gatherings Club.
- ♣ “HOA” and “Association” will refer to the Sunflower Community Association.
- ♣ “BOD” will refer to the Sunflower HOA Board of Directors.
- ♣ “SFCA” will refer to the Sunflower Community Association.
- ♣ Policy 7.02 will refer to SFCA Policy 7.02, Charter Club Policy¹

Section A. Organization mission

The mission of this club is to develop a variety of activities and enrichment opportunities, both on- and off-campus, intended to enrich the social and cultural lives of residents and to encourage residents to enjoy fulfilling and independent life experiences.

Sunflower Community Association

These bylaws fully comply with the Sunflower Community Association’s bylaws, as well as its club rules, regulations, and procedures. In the event of a conflict between these bylaws and the governing documents of the SFCA, the SFCA’s governing documents shall prevail.

Arizona statutes

This organization shall operate as a nonprofit association in accordance with Arizona Statutes and the bylaws of the SFCA. Note: The Sunflower Gatherings Club is not a 501(c)(3) designated nonprofit organization.

Article II. Membership

Section A. Membership requirements

Membership is open to all members in good standing of the Sunflower Community Association. In accordance with the Board of Directors Policy Manual policy 7.02, the Club must maintain a minimum membership of 20 paid members. Dues as of September 1, 2025, are \$5 per person.

¹ *****[.sunflowerliving.com/general-4](https://www.sunflowerliving.com/general-4) (Charter Club Policies, Section 7.02)

Section B. Membership conditions

There are no preconditions for membership. Members are not required to join any national, state, or regional affiliated organization.

Section C. Guests

Guest privileges are governed by the club's rules, regulations, and procedures. Club members are required to register guests at the front desk and to present visitor punch card (SFCA policy 7.02, paragraph 3.1.2) Residents must expend one punch per guest attending events within the Sunflower community for events for which an admission fee is charged or for participating in non-revenue events.

Article III. Disciplinary action

Proper conduct and decorum (polite, respectful and controlled behavior in public settings) are essential for community activities. Members who are abusive, project an undesirable or inappropriate image, or who unnecessarily and blatantly create turmoil, disruption, and dissension among club members, other clubs, or the SFCA in general may have their club membership terminated by the club officers. The following measures are recommended for club member disciplinary actions. (In case of a serious violation, more appropriate action may be taken). All infractions and resolution attempts must be documented by the club board.

- ♣ First offense: verbal warning/discussion from the club officers.
- ♣ Second offense: written warning from the club board.
- ♣ Third offense: temporary suspension from the club for a duration determined by the club board by the club.
- ♣ Fourth offense: permanent termination of club membership must be agreed upon by all club officers. A formal letter will be sent to the member notifying of termination. The terminated member has the right to appeal the decision in writing to the SFCA Board for arbitration

Article IV. Club officers

Section A. Elections

The club executive committee shall be elected by a simple majority vote (50%+1) of a quorum of the club's membership during the October meeting. A quorum is defined as 25% of paid members. Executive committee members shall serve without compensation. Should an office vacancy occur during the calendar year, a replacement shall be selected by a vote of the remaining elected officers.

Newly elected or appointed officers must, within 24 business days of taking office, read and understand the Charter Club Rules, Regulations, and Procedures (Policy 7.02).

Section B. Terms of office

The term of office for officers is a 12-month period beginning October 1, with the exception of one at-large member, who will serve two years. Board members shall serve without compensation. Officers cannot serve as independent contractors but may volunteer to provide instructional services.

Executive committee officers:

- ♣ President
- ♣ Vice President
- ♣ Secretary/Treasurer
- ♣ At-large Member (one-year term)
- ♣ At-large Member (two-year term)

Section C. Responsibilities of executive committee officers

President

- ♣ Acts as liaison to the Sunflower Association general manager
- ♣ Sets agenda for monthly meetings
- ♣ Leads monthly meetings
- ♣ Ensures the Club operates in a manner consistent with Policy 7.02
- ♣ Reviews quarterly and annual financial reports prepared by the secretary/treasurer
- ♣ Oversees business arrangements of events: (e.g., booking of band or entertainment, arranging for a caterer, reserving rooms).

Vice President

- ♣ In the absence of the President, leads monthly meetings
- ♣ Act as sergeant-at-arms at the meetings
- ♣ Ensure parliamentary procedure is adhered to in meetings
- ♣ Along with the president, review quarterly and annual financial reports prepared by the secretary/treasurer
- ♣ Act as an ombudsman to resolve differences of opinion between members and Club executive committee

Secretary/treasurer

- ♣ Prepares quarterly and annual financial reports to the SFCA Board and club membership.
- ♣ Oversees the purchasing of assets, inventories, and supplies.
- ♣ Maintains checking account records
- ♣ Reviews monthly bank statements for accuracy
- ♣ Ensures financial responsibility and accountability for disbursement of funds
- ♣ Pays invoices from the Club's checking account
- ♣ Takes meeting notes and distributes them to membership
- ♣ Maintains a file of records and required paperwork

- ♣ Retains Club records in accordance with Charter Club Policy 7.02 (Charter Club Policy)

Members-at-large

(Note: At-large members will serve staggered terms: one at-large member will serve a one-year term; the other, a two-year term)

- ♣ Supervises ticket sales for paid events (one
- ♣ Coordinates ticket priority privileges.
- ♣ Oversees execution of events
- ♣ Perform occasional clerical duties.

Article V. Records retention

Records retention will be in accordance with retention schedule set by HOA Board of Board of Directors Charter Club Policy 7.02, Paragraph 4.3, Subparagraph D. The secretary/treasurer will maintain physical and electronic custody of financial records.

Records retention schedule	
Correspondence and meeting minutes	3 years
Financial records	7 years (prior to current year)
Attendance records	Current and prior year
Charter approval	Life of the club

Article VI. Meetings

Section A. Frequency of meetings

The general membership of the Club will meet once per month unless otherwise determined by the president or vice president. The day and time of general membership will be set annually at the September meeting. The current meeting time of 10 a.m., the second Tuesday of the month in the Crafts room unless the majority of a quorum of members votes for a change.

Section B. Minutes

Meeting notes (minutes) will be taken by the secretary/treasurer to document business sessions, and approved by the Club president, and distributed electronically to members by the secretary/treasurer. Meeting minutes, as well as other pertinent administrative records, will be retained for a period of 3 years.

Section C. Voting and quorum requirements

Quorum for club general membership meetings shall be 25%. A simplified Roberts Rules of Order shall be used for parliamentary procedure, with the Vice President assuring adherence.

Article VII. Events

Section A. Event tiers and advance planning

Tier 1: Major ticketed events: five months in advance (ticket prices will be determined by the executive committee).

Tier 2. Bus trips or similar events: three months in advance

Tier 3. Life enrichment or videotaped TED talks followed by discussion: 30 days in advance.

Lead times for the three event tiers will allow ample time for planning. The Executive Committee may approve exceptions

Section B. Event member-sponsor

The event member-sponsor will be involved in the lifecycle of the event.

That member-sponsor must be involved in event conception, planning, and execution.

Section C. Priority of ticket sales

Priority of event ticket sales will be as follows:

1. Active participants in event planning.
2. Other club members may first purchase two tickets per lot on day(s) of open ticket sales.
3. Residents who are not club members may purchase unsold tickets not earlier than 14 calendar days prior to the event during an open sales time.
4. Not earlier than 10 days prior to the event, residents may purchase two more tickets for guests, and non-residents may purchase any remaining unsold tickets, at special ticket sales time.

Residents are limited to a maximum of four tickets per lot. Electronic tickets will follow the same timetable.

Article VIII. Financial

Section A. Fiscal year

The Gatherings Club fiscal year will span October 1 through September 30.

Section B. Expenditures

Expenditure of club funds by other than a vote of the general membership shall be limited to \$150. In accordance with Policy 7.02 (Charter Clubs), Check signing must follow bank rules with allowable signatures of the president or secretary/treasurer. Dual signatory will be required on checks over an amount to be decided by the club officers.

Specified dollar limitation on expenditures of club funds by other than vote of the general membership. Except for clubs on a cash basis, only expenditures of \$15 or less may be paid by cash.

Section C. Financial record review

Financial records will be prepared by the secretary/treasurer and must be audited and presented to the Executive Committee by November 10 of each year by a member who is not a member of the Executive Committee. The results of the audit report will be presented to the general membership and duly recorded in the applicable minutes of such meeting. A copy will be provided to the SFCA Manager by November 15, in accordance with. Section D of HOA BOD Policy 7.02. The secretary/treasurer shall maintain the club's checkbook and balance the account.

Check signing authority shall be delegated to the club secretary/treasurer, president, and vice president. Signatures of two cognizant persons (President, Vice President, Secretary/Treasurer) are required on checks.

The Club will encumber an amount of funds equal to the estimated expense of events as determined by the event sponsor and executive committee.

Article IX. Committees

The executive board may establish ad hoc committees for specific purposes. The chair of the ad hoc committee can be appointed by the president of the Executive Board or chosen by the members of the ad hoc committee.

Article X. Amendments

Amendments to the bylaws of the require approval by two-thirds vote of the membership. Proposed amendments will be disseminated to the membership one month before the vote.

Dissolution

Club funds will first be divided and disbursed to current members to reimburse club dues paid. Any remaining funds can be donated to another club or given to the SFCA. In all situations, club-approved debts must be satisfied by the club prior to final dissolution.

The undersigned applicants hereby apply for a Club Charter pursuant to the foregoing application and have attached the initial membership roster and club bylaws.

Dated this _____ day of _____, _____.

Secretary/Treasurer

President

APPROVAL

DATED this _____ day of _____, _____.
SUNFLOWER COMMUNITY ASSOCIATION, INC.

By: _____
President

By: _____
Secretary/Treasurer

September 2026 Suggestions

Tai Chi on the outdoor green in winter and fiesta room in summer.

Please purchase yoga blocks

SUGGESTION FORM

If you have any ideas about how we can improve our community, please share your thoughts.

Name: Anice Pieteras Date: 9/4/26 Lot # 696

Address: 7825 Blue Heron Way Phone # 520-249-1006
My suggestion is

Pls purchase some yoga blocks -
Great for doing foot, ankle & balance
EXERCISES

If you would like a response, please include your email address:

EMAIL: _____

SUGGESTION FORM

If you have any ideas about how we can improve our community, please share your thoughts.

Name: Wm. Rhue Date: 9-4-26 Lot # 749

Address: 9367 N. Sombbrero Cyn Dr. Phone # 707-315-3189

My suggestion is

Tai Chi

on the outdoor green in winter
Fiesta Room in Summer

If you would like a response, please include your email address:

EMAIL: Sirrhue@yahoo.com