

Sunflower Community Association

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Board of Directors Meeting: Open Session

April 24, 2024 10:00AM

Conducted in the State of Arizona and via Zoom

Join Zoom Meeting

<https://us06web.zoom.us/j/82045093997?pwd=dINsK0JURWttVWtSMGdGUzIzekQ5dz09>

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 a 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. **10:00 – 10:15**
- II. Pledge of Allegiance **(Tom)**
- III. President’s Announcements
- IV. Consent Agenda - Approval of meeting minutes from March 27, 2024 Open Meeting, Committee Minutes, resignations and applications **(Motion)**
- V. Treasurer’s Report **10:15 – 10:30**
(Kathy)
 - February 2024 Treasurer report **(Motion)**
 - EIN Club status **(Kathy)**
- VI. Standing Committees with Action Items. **10:30 – 10:45**
 - Landscape **(Motion)** **(Ken)**
 - ARC **(Motion)** **(Ken)**
 - Sport Courts **(Motion)** **(Peter)**
- VII. Standing Committees with No Action Items **10:45**
 - Welcoming committee
 - Ad Hoc Governance
 - Election
 - Finance
 - Activities
 - PRAC



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|-------|--|---|
| VIII. | Manager's update (Lisa) | 10:45-10:50 |
| IX. | Unfinished Business <ul style="list-style-type: none"> • Solar Panel Task Force Update (club house) • Community Walls update • Committee Server\Document Management
(Patrick\Stephan) • CIF Presentation scheduled dates • Bocce Bench & Canopy update • Strategic Plan | 10:50 – 11:15
(Tom)
(Tom)

(Tom & Lisa)
(Tom)
(Tom) |
| X. | <ul style="list-style-type: none"> • Continental Ranch Update | 11:15 – 11:20
(Connie) |
| XI. | Community Survey discussion (ALL) | 11:20 – 11:40 |
| XII. | Homeowner Forum/Suggestions. | 11:40 – 12:00 |

Next meeting – **May 22, 2024 @ 10:00 AM in Fiesta Room**

- | | | |
|-------|--|-------|
| XIII. | Adjournment to Executive Session starting at | 12:15 |
|-------|--|-------|

There will be an Executive Session Meeting following the Open Session Meeting per Arizona Revised Statutes to address the following topics:

ARS Section 33-1804 / 33-1248 (A) 1-5

Executive session is closed to discussion with the general membership. Information shared in this session may be related to a member personal, health or financial information and is not public information. Contemplated litigation regarding on owner's lot is not public information.



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SUNFLOWER COMMUNITY ASSOCIATION INC.

9401 Sunflower Park Drive

Tucson, AZ 85743

April 9, 2024

Fellow Residents:

As we approach the halfway point in our Sunflower fiscal year our focus turns to two things we visit each year, the annual budget and annual Board election. On both topics the Board of Directors of Sunflower is asking you to 1) share your ideas for the community's improvement and development, and 2) consider becoming a member of the Board of Directors to help us shepherd resident's suggestions from ideas through to completion.

We understand that you may feel hesitant to accept these invitations. You might feel your ideas aren't important, or you are worried about the amount of time you would need to commit to a Board role. You may feel that you aren't qualified to be a Director, or that becoming a Director means you would be meddling in your neighbor's personal business. Those responses are common and reasonable, but we urge you to understand that the Board's role is integral to ensuring the success of the community.

A good Board is made up of residents from all backgrounds – education, law enforcement, engineering, construction trades, medicine, social work, legal, retail, service industries, real estate, finance, etc. The most important attribute for a Board member is the willingness to devote your time and energy towards advancing issues that are in the best interest of the association.

Sunflower employs a professional management company that does most of the work required to run a homeowner's association such as ours. The company performs administrative tasks as well as things like dues collection, financial transactions and reporting, homeowner communication, staffing and human resources, and vendor management. The company also assists the Board with budget preparation and covenant enforcement.

In all transparency, serving on the Board of Directors will take up some of your time. Board meetings are held once a month, and Board responsibilities include acting as a liaison to one or more committees. On average a Board member devotes 10-12 hours per month to Board business, officers devote that and more, depending on their level of involvement. As a Board member you will be called on to make decisions that may not be popular among all homeowners but are objectively the best for the entire community.

We urge you to consider sharing your thoughts and ideas, and to think about becoming a candidate for a Board position in November. If you have any questions or concerns, please feel free to contact us directly, or speak to any member of the current or past Board of Directors.

Sincerely,

BOARD OF DIRECTORS, SUNFLOWER COMMUNITY ASSOCIATION, INC.

Tom Swain, President Tomswsfboard@gmail.com

Peter Goddu, Vice President peter.goddusf@gmail.com

Kat Mitchell, Treasurer katsfboard@gmail.com

Dennie Linde, Secretary dennie.sfboard@gmail.com

Stefan Joswick, Board Member Stefan.sfboard@gmail.com

Ken Ropp, Board Member kenroppsf@gmail.com

Patrick Sterling, Board Member patricksfboard@gmail.com

SUNFLOWER COMMUNITY ASSOCIATION
Board of Directors Meeting Minutes DRAFT

Wednesday, March 27, 2024, 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, February 28, 2024. The Board met at 10:00 a.m. in the Fiesta Room and via Zoom. Board present: Tom Swain, Vice President Peter Goddu, Treasurer Kathy Mitchell, Secretary Dennie Linde, Directors, Ken Ropp, Stefan Joswick and Patrick Stirling. Also present Lisa Sak, Community Manager and: Karen Matthews, Regional VP of On-site Communities and residents present via Zoom and in person.

I. Call to Order

President, Tom Swain called the meeting to order at 10:00 a.m.

II. Roll Call

President Tom Swain called roll call, Vice President Peter Goddu, Treasurer, Kathy Mitchell, Secretary Dennie Linde, Directors, Ken Ropp, Stefan Joswick and Patrick Stirling were present. Quorum was met to conduct business.

III. Pledge of Allegiance

IV. President's Announcement

Board activities other than Board and committee meetings such as participating in Arizona HOA law class, training for the Corporate Transparency Act, webcast in the importance of insurance, and being involved with the painting contract and the preventative maintenance program.

V. Consent Agenda

MOTION: Motion by Ken Ropp and seconded by Patrick Stirling to approve the February 28, 2024, Board Meeting Minutes and Consent Agenda. Motion carried 7-0

VI. Treasurer's Report Review of February's Financials Presented by Kathy Mitchell.

MOTION: Motion by Ken Ropp and Seconded by Peter Goddu to approve the February 2024 Treasurer report and financials. Motion carried 7-0

VII. Standing Committee Reports with Action Items

a. PRAC-Peter Goddu

MOTION: Motion by Peter Goddu and seconded by Ken Ropp to approve the bid from Berts Electric of \$31,110 to remove sconces, fabricate new sconces and to install the sconces. Motion carries 7-0

b. ARC-Ken Ropp

MOTION: Motion by Ken Ropp and seconded by Stefan Joswick to accept the updated ARC forms that the committee developed. Motion carries 7-0

c. **Elections**-Dennie Linde

MOTION: Motion by Dennie Linde and seconded by Ken Ropp to accept the recommendation of the Election committee that the 2024 annual meeting be held on Wednesday, November 6, 2024. Motion carries 7-0

VIII. Standing Committee Reports with no Action Items

- a. **Ad Hoc Governance**
- b. **Welcome**
- c. **Finance**
- d. **Sport Courts**
- e. **Landscape**
- f. **Activities**

IX. Manager's Report – Lisa Sak- painting project, sidewalks, three RFP's, repairs, new speaker registration

X. Unfinished Business

- a. **Solar Panel Task Force**-no progress this month, will keep the community informed.
- b. **Community Walls** Next meeting
- c. **Maintenance Update**- AAM's representative on sight visit, waiting for results of visit and the plan.
- d. **Committee Server**-investigating cloud servers, Patrick Stirling will provide Kathy Mitchell with an estimated cost for the budget.
- e. **Bocce Court bench update** In progress, coordinating when to work on benches with Lisa and Bocce Club, notes from the meetings will be in next Board packet.
- f. **CIF vote affirmation**-Community review completed for over 30 days, no comments, Board will start the steps to have the CIF fee changed in the CC & R's, with two town halls scheduled at the end of April, beginning of May.

XI. Legislative update-

- a. **Motorhomes**-Ken Ropp-motorhome parking in the street, new statue goes into effect June 2025.
- b. **Continental Ranch Update**-Connie Boorse-Windmill newsletter available on email, Easter Egg Hunt, Bulk pick up, Lisa will put information in the communicator.

XII. Homeowner Forum/Suggestions-

Strategic Task Force-Tom Swain will schedule a meeting in late April.

No Solicitation-the sign at the entrance at Twin Peaks will be replaced and repositioned.

EIN Charter Clubs- Bonnie Scott and Kathy Mitchell will be updating the charter club policy before the next Board meeting.

Next Meeting April 24, 2024 @ 10:00 am in Fiesta Room

XIII. Adjournment to Executive Session

MOTION: Motion by Peter Goddu and seconded by Ken Ropp to adjourn the meeting at 11:42 PM with a 10-minute recess prior to the closed Board of Directors Meeting. Motion Carried 7-0.

Executive Session following 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 following the adjournment of 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

Activities Committee Minutes March 6, 2024

Approved

Established Quorum:

Members Present: Kathryn Martin, Sue Reinsch, Marilyn Engel, Bob Bender, Christine Schaefer, Grace Alsterberg. Board Liaison: Dennie Linde

Also present: Management: Monica Martinez. Community Members: Stefan Joswick, Margaret Zeches, Lynn Haye, Diane Swanson, Helen Crandall, Nancy Hrigora, Lucy Howlin.

Quorum Present: Meeting called at 12:00 p.m.

Motion made by Christine to approve minutes from February 15, 2024. Seconded by Bob. Motion passes: 5 – 0.

Management Questions/Concerns: Asked where catchers for water containers are. They were missing, but were put in the container boxes in cupboard in Fiesta room.

Unfinished Business:

Life Enrichment: Events for March, (Cynthia Rose Medium), April (Kit Peak speaker), May(Lucy has speaker), June, (Skin care consultant) are covered. Working on event for Sept. (Stretch Lab), October event moved to Saturday, Oct. 19th. (Legacy video). No events scheduled for July & August. Marilyn volunteered to coordinate Life Enrichment and members will help her.

Music Under the Stars: No Reply scheduled for April 13, 2024 has sent necessary paperwork needed. All set to go. Event is April 13, from 5:30 – 8:00. Rainy Daze is scheduled for October 12, 2024. The Station will sell food at both events. Some residents complained about not enough lights. Sue will put in the Communicator to please bring a flashlight if you are concerned about it being too dark to see. RAW band will be playing for the Spring of 2025.

Karaoke: 3rd Tuesday of every month from 5:30 – 7:30 p.m. There was no feedback for last month.

Sunflower Explores Tucson – Fashion Show: Event scheduled for Saturday, March 23, 2024. Lynn & Christine coordinating. Went over help scheduled. Set up at 10:30 : Sue, Diane, Marilyn, Christine, Grace, Lucy, Lynn. Take down: Diane, Barbara, Christine, Kathryn, Lynn. Servers: Marilyn, Sue, Lucy, Kathryn, Nancy, Barbara, (Diane if needed). Salads include: Chicken salad: Lucy & Nancy, Spinach Salad: Kathryn & Marilyn, Fruit Salad: Christine, Muffins: Sue, Dessert: Kathryn. Have 72 tickets.

Pasqua Yaqui: Cultural presentation, activity & lunch event scheduled for Friday, April 19th, 2024. Kathryn has the recipes needed. We will decide schedule and helpers for set up, cooking, food prep, clean up & ticket sales at next meeting.

Food Truck Round Up: Good feed back for the 1st round up we held last month. Many choices, some trucks ran out of food. Next round up scheduled for 3rd Wed. in April, April 17th from 4:30 – 7:00 p.m. Last individual monthly food trucks event was held March 5th.

Common Thread: We will hold off till Fall. They can't start with Activities Committee until Nov. We will discuss at future meetings, & look into having them at New Year's Party.

Murder Mystery Event: Recap: Acting was great, hard to hear some of the residents who were playing parts. More feedback: Hectic to eat with acting going on at same time., Maybe separate food from show, Actors check to see if audience members they choose, want to participate, Food was served cold. Kathryn discussed this with Caterer.

Game Night: Sue will get together with Kathryn in next few weeks to work on. Follow up at next meeting. Scheduled for Friday, May 17th. We have the Fiesta room scheduled from 5:00 – 8:00.

D.J. Mike: Next dance scheduled for April 25th. We would like additional information from Mike for Sun Catcher & Communicator.

Painting Uncorked: Recap/ Feedback: Event went well. Might need to consider paying with checks so Sharon can get paid in a timely manner.

The Beatle Brothers Show Event: Monica received information, doing insurance ourselves. Using the stage for the show. Concert scheduled for Friday, April 5th 6:30 – 8:15. Maximum of 80 tickets to be sold. Doors open at 6:00 p.m. Volunteers to make concessions/ 2 cookies or sweets per baggie: Helen, Lynn, Nancy, Marilyn, Sue, Dennie. Individuals can decide on what they want to make. Make 3 dozen, turn in receipts for reimbursement. We will be raffling off tickets through Fitness Club for Beatles Paraphernalia. Ticket sales: 3/21 (Lucy & Stefan), 3/28(Lynn & Kathryn). Side note: Monica mentioned that the big Painting Project will be starting and might have to cancel dates for up-coming club/committee events if they interfere with paint schedules.

Sunflower Craft Fair: Scheduled for November. Our Committee asked to provide food on the Saturday of fair. Discussed costly to food prep without knowing how many servings. Ideas: Prepare frozen meals to pre-order, Food Trucks, Coffee, Donut food trucks, Prepare lunch for vendors. We will continue to discuss at future meetings.

New Business:

Meeting dates: Need a bigger room. Second Tuesday at 10:00 a.m. in Craft room. Starts April 9th.

Budget meeting: Volunteers to meet include, Bob, Kathryn, Marilyn.

Ideas for next year events:

* Kathryn discussed having a Chef's Table in October. Brian Hill has a restaurant in Tucson. He could possibly do a Demo/ menu and presentation. Could possibly have 60 people.

* Hold an Antique Road Show where residents bring in antiques to get appraised.

* Casino Night, Hold fundraisers to pay for this. Hire caterer to make appetizers to serve.

* Have Manhattan Dolls on Nov. 15th. Hour long show/ \$700 a show. Possibly have a BBQ.

* Dec. Holiday Tea

* N.Y. Eve Party

* Find an Elvis Impersonator

* Comedy Show/ Marana Laffs

* Magic Show

We will continue to discuss these and possibly more ideas in up coming meetings.

Next meeting is Tuesday, April 9th at 10:00 a.m. in the Craft Room.

Meeting adjourned at 1:33 p.m.

Architectural Review Committee Meeting Minutes

April 2, 2024

1. Meeting called to order by Ken Ropp 9:00 am
2. Present- Terry Johnson, Joe Anderson, Dan Bradley, Boddy Bran, Dean Netzke, Gordon Barron, Chuck Ingalls and Sharon Knies. Lisa Sak for management, Ken Ropp as Board Liaison.
3. Guests-Ron Swanson, Janet Boehme and Dennie Linde
4. Motion by Terry Johnson to accept the March 19, 2024, minutes, second by Gordon Barron, all approved.
5. 1 application was denied.

#42-9308 N Desert Mist Lane-shed-sheds are not approved if they are visible over the fence, shed is higher than the fence.

6. 4 applications were approved.
 - #43-9923 N Painted Rainbow-Patio screening
 - #44-9641 N Arch Canyon-Garage Door
 - #45-9494 N Twinkling Shadow Way-Security Door
7. Old Business-Forms approved by Board and up for 30 day review.
Motion: Motion by Chuck Ingalls and seconded by Joe Anderson to send to the Board of Directors the
8. New Business-Continental Ranch, Lisa will ask for ARC form. Lisa will put in communicator, not letting dogs pee on the new paint.
9. Resale inspections-nothing to report.
10. Motioned to Adjourn by Bobby Bran , 2nd by Dean Netzke 10:15 am

Architectural Review Committee Meeting Minutes

April 2, 2024

1. Meeting called to order by Ken Ropp 9:00 am
2. Present- Terry Johnson, Joe Anderson, Dan Bradley, Boddy Bran, Dean Netzke, Gordon Barron, Chuck Ingalls, and Sharon Knies. Lisa Sak for management, Ken Ropp as Board Liaison.
3. Guests-Ron Swanson, Janet Boehme and Dennie Linde
4. Motion by Terry Johnson to accept the March 19, 2024, minutes, second by Gordon Barron, all approved.
5. 1 application was denied.

#42-9308 N Desert Mist Lane-shed-sheds are not approved if they are visible over the fence, shed is higher than the fence. Consensus vote, 7 out of 8 to denied, 1 abstain.

6. 4 applications were approved.
 - #43-9923 N Painted Rainbow-Patio screening.
 - #44-9641 N Arch Canyon-Garage Door
 - #45-9494 N Twinkling Shadow Way-Security Door
7. Old Business-Forms approved by Board and up for 30-day review.
Motion: Motion by Chuck Ingalls and seconded by Joe Anderson to send to the Board of Directors the new wall design guidelines to present to the community for 30 days, pending Tom Swains' approval.
8. New Business-discussed Continental Ranches ARC form, the group consensus didn't like the form.
Ken Ropp will not be at the April 16th meeting; Kat Mitchell will be the Liaison. Bobby Bran and Sharon Knies will also not attend the next meeting.
Agenda May 7th-resale inspection forms.
9. Resale inspections-nothing to report, Chuck Ingalls will do resales in April, Joe Anderson is the back up.
10. Motioned to Adjourn by Terry Johnson, 2nd by Bobby Bran 9:58 am

Sunflower Community Association
Election Committee Meeting
March 25, 2024

MINUTES

1. **Call to Order:** The March 2024 meeting of the SF Election Committee was called to order at 9:30 a.m. in the SF Conference room by Dolores Johnson, Chairperson. Committee members present: Lynne' Klarkowski, Carol Moore, Margaret Langlie, Michele Meier, and Effie Skroch, constituting a quorum. Also present were Dennie Linde, board liaison; Lisa Sak, community manager; and Monica Martinez, assistant manager. The chairperson welcomed new members and all present introduced themselves.
2. **Election of secretary:** Motion was made, seconded, passed to elect Margaret Langlie the committee secretary. Effie Skroch volunteered to be the assistant secretary. Lisa stated that it is the responsibility of the committee secretary to forward minutes to the webmaster once they have been approved by the board.
3. **Minutes of the previous meeting were not available and will be reviewed and approved at the next regular meeting.**
3. **Old business:** Dolores Johnson presented the revised Committee Charter, which has been approved by the HOA Board. The 2024 Voting Script was updated by Dolores to reflect streamlining that has resulted from electronic voting; the script was reviewed and approved.
4. **Annual Meeting/HOA Board Election:** Motion was made, seconded, passed to set Wednesday, November 6, 2024, as the date for the election and annual meeting, subject to approval of the Board at its meeting.

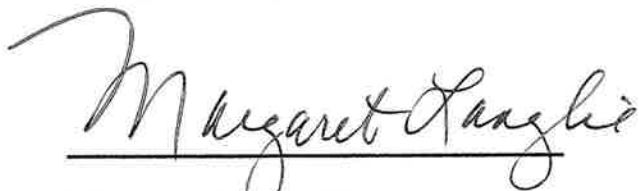
5. Discussion:

- The 2023 Election Timeline of deadlines, meetings and events provides a comprehensive list of committee actions. **Action:** Michele Meier offered to prepare a revised draft calendar of events, deadlines, and meetings. Monica will check availability of dates and venues per the Center calendar.
- Lisa Sak noted that there will be 3 open board seats for this election. This will require a minimum of 4 candidates.
- The committee agreed that the informational meeting held in 2023 to attract and inform potential board candidates was useful and will be repeated, using a similar format. The committee will seek volunteers from past and present board members to participate. Monica will check available dates for the event.
- Lisa reminded the committee that there may be additional elections called by the board to revise CC&Rs. Electronic procedures would be the same as board elections.

Next Meeting: Monday, April 8, 2024, at 2:30 p.m. in the Conference Room.

The meeting adjourned at 10:15 a.m.

Respectfully submitted,

A handwritten signature in cursive script that reads "Margaret Langlie". The signature is written in black ink and is positioned above a horizontal line.

Margaret Langlie

SUNFLOWER LANDSCAPE COMMITTEE

Approved Minutes

March 1, 2024

Roll Call: Jan Wilkom, Judy Battaglia, Janet Zampieri, Jude Malen and Ann Malen

Welcome Guests: Lisa Sak, John Mancini Noted: No Board member in Attendance

February 2nd and 19th minutes approved.

Topics:

AAA-- John Mancini

- *The seasonal cutbacks are complete.
- *The prep of areas to be painted nearly complete.
- *On April 18th the water will be turned off near the pool area for 1 month.
- *A stuck valve in the wash has been repaired.
- *The 2 Ironwoods have been planted on the NE and SE mounds of the Sunflower Ridge Rd and Sunflower Park Drive.
- *We asked John for a list of areas with irrigation problems where we should not request new plantings.

Lisa Sak: Lisa stated she is very much against the “Squeaky Wheel” appeasement policy for trees.

- She needs specifics for an RFP for the 18 trees approved for planting. (Per day, planting method, tree prices, guarantees.)
- She stressed no private planting allowed on Community Property OR donated trees placed on private property.

Jan: The Saguaro Tagging will be completed by the Vintage Gardener volunteers. And remaining tags will be held by Lisa for AAA use.

We agreed to not promote the TEP Tree Program at this time as we are in a trial period. Early next fall we should be able to actively support community involvement.

Jan and Janet will meet to work on a draft RFP for a Landscape Designer.

Jan will arrange a meeting with Larry East to discuss website use.

Ann will submit Suncatcher and Communicator articles.

The next meeting will be April 5th at 10:00 AM

Adjourned at 11:30

Judy Battaglia (Acting Secretary)

PRAC Minutes for 3/7/2024 Meeting

Meeting was called to order by chairman Tom Howlin at 1:00 P.M.

Members Present: Robert Dorr, Mac Gearhart, Tom Howlin, Don Schmidt, Jim Smith, and Kreg Beck

Sunflower Management: Monica Martinez

Liaisons: Peter Goddu (SF Board) and Jacqui Tibbs (Finance)

Guests: Tom Swain and Jim Obenauf

Approval of February 2024 Minutes

Minutes were unanimously approved.

Old Business

Bocce Bench Project

This project continues to progress. There should be an update at the next Board meeting. There is still some uncertainty on whether some sprinklers will have to be moved.

Painting Contract

The cutting back of vegetation near buildings and fences is complete. Painting is scheduled to start on March 18.

Area 51 Sound System

A revision of the work plan is in progress. Tom mentioned that the “loop system” (for people with hearing aids) is not working

Reserve for Water Line Rep.airs

Lisa is still checking with the insurance company about getting a rider to our policy to cover costs of repairs.

Sconce Lighting

Lisa has been in touch with the guy that did the original sconces and he has presented an upgraded sconce that keeps the sunflower theme and meets city codes for night lights. His proposal and associated costs will be reviewed by PRAC.

Reserves for Sidewalk Repairs

The Finance committee has reviewed PRAC’s proposal and were not in agreement. I believe they wanted a more information on how much money to put into reserves. Lisa has already established a reserve item and amount for the Reserve account.

Status of Door Openers

New openers are being installed and should be completed in March.

Community Walls

Still waiting on a final determination of wall responsibilities.

Preventative Maintenance Program

A preventative maintenance program was approved by the Board. It was only approved for a year at a cost of \$100/month and the initial inspection will likely take place in April.

New Business

Reserve Study Start Date

Lisa will work with Association Reserves Inc. (ARI) to try to get them to come early for their annual on-site inspection. She hopes to have a final copy of the report prior to the May Board meeting.

Keeping Gym Equipment up to Date

The maintenance company for the equipment is Marathon Fitness. Issac is the person that generally does the inspections. We (Tom) may see if he can compile a list of the items that are in most need of attention.

Electrical Switches in Pool Equipment Room

Apparently a breaker is frequently tripping which may indicate the need for an additional circuit. The problem may have already been addressed but Lisa will update us at our next meeting.

PRAC Charter

Everyone felt the current charter is accurate.

Status of Dedicated Committee and Club Server

Stephen and Patick, from the Board, are working on this. Peter may be able to provide an update at our next meeting.

Problem With Residents Who are not Committee or Club Members Contacting Contractors

Board President Tom Swain will talk this over with Lisa and see what actions can be taken.

The meeting was adjourned at 1:55 PM.

Respectfully submitted,

Kreg Beck, PRAC Secretary

1) CALL TO ORDER AT: 1:29 pm BY: Tim Lardy

COMMITTEE MEMBERS PRESENT: in person- Tim Lardy, Rick Lybarger, Lori Roper, Terri Lackey, Alan Polk

BOARD LIAISON: Patrick Stirling

AAM ATTENDEES: Monica Martinez (Last few minutes – Lisa Sak)

COMMUNITY ATTENDEES: in person- Pat Cooke, Dann Cooke, Susan Page, Chris Schatte, Gary Engel, Stefan Joswick.

Online: LD Page

AGENDA:

- 2) Acceptance of 2/22/2024 Minutes. Tim motioned to approve. Lori seconded. All approved
- 3) Opening Remarks: None
- 4) Recap of Board Meeting Sport Court Decisions
 - a. Charter change – approved at the last board meeting.
 - b. Pop tennis line marking for courts 1 & 2 – This was approved at the last board meeting. Color selection is the next order of business.
 - c. AZ811 approval and recent information - Based on the last board meeting AZ811 was contacted regarding marking of utility lines and they indicated that they do not come out unless we are within 15 days of digging. They offered to provide a guide/map of sorts.
 - d. Fact finding discussions with vendors and board approval requirements – During the last board meeting this committee was authorized to move forward with contacting contractors; however, subsequently there was a change to that authorization. Lisa indicated that the board liaison must be present and/or make the call to the contractors. Lisa, Patrick and Tim will sort this out and move forward once board clarification is received. Nonetheless, it will be for fact-finding purposes only, no RFP will be sent.
- 5) Pop Tennis line color discussion – Chris Schatte had previously provided USTA recommendations to use blended colors, specifically light blue lines. The committee consensus was that the lines would not show up well enough particularly for evening play. Rick made a motion to paint the lines the same yellow as the pickleball yellow. Terri seconded the motion. Motion passed 4-to-1.
- 6) Subcommittee Reports
 - a. Past, Present and Future – A presentation was provided showing tennis and PBall membership numbers over the years. Also included was usage data, how Sunflower compares to similar communities, and what the future of the various sports are projected to be. The committee recommended a survey to assist in determining community wants/needs. This subcommittee has fulfilled its assignment and is no longer an active subcommittee.
 - b. New sport courts – The board had previously authorized this committee to have direct conversations with contractors; however, Lisa commented that this authorization has been modified. The board would like the board liaison to be the person contacting the contractors. It was discussed if the committee chairperson could also participate. Lisa and Patrick will research this further and advise. It would be for data collection purposes only, not an RFP.
 - c. Current court utilization – No discussion noted
- 7) Discussion as time permits: Tim mentioned that we need to figure out a way to explain to Sunflower residents how increasing and/or improving courts at Sunflower will benefit them in the long run, even if they themselves do not participate in these sports. Tim mentioned possibly contacting Robson (builder) for their input on the impact of these amenities. Lisa was asked to gather demographics for Sunflower; specifically in regards to age brackets.
- 8) Next meeting: 4/9 @ 1:30 pm

WELCOME COMMITTEE – MARCH 8, 2024 MINUTES

Attendees: Lynn Haye, Liz Perry, Michele Saylor, Diane Swanson, Terri Shevlin
Stefan Joswick, HOA Board Liaison
Meeting was held in the Sunflower Village Center Conference Room

The meeting was opened at 9:05 a.m. by Lynn Haye, Committee Chairman.

Reflection discussion of Welcome Committee Reception that was held on March 2, 2024.

- Forty-three people attended which included a few Sunflower committee members and board members.
- It was a successful and positive event. Many attendees expressed their appreciation for the gathering.
- A total of \$379.80 was spent on the food and supplies.
- It was helpful that Stefan contacted homeowners to extend a personal invitation to those who had not RSVP'd to the event.
- We liked having the name tags to be filled out on the tables where guests were seated.
- We liked having the map with pins for guests to designate where their hometowns.
- We had quite a bit of leftover food. Committee members are to send Michele a recap of how much of the food they were assigned to bring and what was actually consumed.
- Coffee, iced tea and water were served in individual thermoses and pitchers which made for an easier clean up gauging the amount needed.

Concerns to address going forward:

- While the committee was clear in promoting the invitation to the event, prior to the event there was a great deal of misinformation that was communicated by a board member, a Sun Catcher advertisement not written by the Welcome Committee and Village Center staff. Misinformation included but not limited to: Inviting residents when the event is open to homeowners, requiring no need to RSVP, extending an invitation after the RSVP deadline, providing the wrong names of whom to contact, and extending an invitation to committee members.
- A time gap of December-February homeowners who are not on the master new homeowner list. These new homeowners did not receive a written invitation.
- The master homeowners' list included people who have purchased a different home in the community, had a title name changed (trust) or had formerly lived here and moved back.
- Concern of people not reading the Sun Catcher and Communicator articles to learn about the event, especially if they don't receive the written invitation.
- The amount of time between receptions. Community members who moved in a year ago, may no longer feel like a new resident.

Going Forward Resolutions and Ideas:

- Advertise for the event in a different area of the Sun Catcher, not under the Welcome Committee report area
- Stefan to contact AAM and the Village Center team to determine how we can receive a list of new homeowners which is more accurate, up to date and has an easier to read format. In addition, Stefan would address having the information stored on a community owner server in the event of a change of a management company.
- The reception is for new homeowners and excludes those who have lived in the community in the past.
- Committee to rethink of our welcome strategies. Brainstorm ideas included:
 - Hold the reception twice a year
 - Reframe our welcome strategies. Instead of a reception, hold a quarterly or three times a year, meeting for new home owners. We could review the packet, answer questions, and provide smaller venues for homeowners to meet one another. A homeowner would be welcome to attend one of these meetings within a year of purchasing their home. The meeting could be held in the Village Center patio or library. Light refreshments could be served. Two Welcome Committee members could be at each presentation and members could rotate the duty throughout the year. This would eliminate the need for committee members to initiate contact with new homeowners in order to schedule and make a home visit.
 - Have a discussion at a Fall committee meeting.

January Homeowner Contacts

- Terri will contact, Lana Tiszen and Kerry Shafer
- Diane to provide a packet to Carol and Allen Davis
- Liz contacted and met with Bob and Diane Rice

February and Welcome Reception Homeowner Contacts

- Perry Ahlfinger and Karen Shaffer – no call requested
- Jim Ahrens and Chris Peters – Lynn will visit
- Karla Angell – Michele will visit

Next Scheduled Committee meeting will be Friday, April 12 at 9:00 a.m. in the Village Center Conference Room

Meeting was adjourned at 10:42 a.m.

Respectfully Submitted,

Michele Saylor
3/16//2024

To: Jan Willkom <janwillkom@yahoo.com>
Sent: Monday, April 8, 2024 at 10:12:30 AM MST
Subject: Resignation

Jan,

My two year term on the landscape committee is complete and I will not continue as a member.

Sincerely,

Elizabeth Ann Malen.
Sent from my iPhone

SUNFLOWER COMMITTEE VOLUNTEER APPLICATION

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

NAME: DAVE HAUSMAN DATE: 04/03/24 LOT #: 851

ADDRESS: 7573 W. Mystic Sky Ln EMAIL: davehausman470@gmail.com PHONE: 520 307-4245

NAME OF COMMITTEE APPLYING FOR: PRAC

I have attended at least one of the listed committees meetings: D.H. (Initial)
I have read the charter for listed committee and have read general committee Policy 7.01 D.H. (Initial)
I am a member (homeowner) in good standing: D.H. (Initial)

Do you have any experience working on the committee you are volunteering for? Yes
Please describe this experience, if any. Liaison for 2 yrs

Why would you like to work in the area that you are volunteering for?
Enjoy the members of the group and believe in the necessity of the committee

Do you have any experience working on an Association Board or committee? Yes

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

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

I have education/experience in the following areas:
HOA Board, several committees/liaison

Applicant Signature: [Signature]
Committee Chair Signature: [Signature]
BOD Liaison Signature: [Signature]

April 2024 Treasurer's Report (DRAFT)

Financial data from AAM as of March 31, 2024 – All figures rounded to the nearest hundred.

Operating Fund: Total Actual Operating Income for March was \$107,278 and total actual expenses were \$95,052. This activity represents a March **Surplus** of \$12,366.

Operating Fund Variance from Budget YTD: The Operating Income YTD was \$6,187 **more** than budgeted. Operating Expenses were \$6,054 **less** than budgeted. The YTD variance from budget is a **Surplus** of \$12,241.

Reserve Fund: There were two Reserve expense of \$76,841 in March. There was a YTD **Surplus** in income of \$13,810.

Community Improvement Fund (CIF): The CIF income for March was \$5,245 (of which \$1,331 was interest for March with \$3,326 total interest YTD). Three homes were sold in March and 21 homes sold since October 2023.

Fund Balances:

Operating Fund: \$ 405,154

CIF: \$ 208,851 (of which \$66,100 is restricted for the open 2020 CIF project: SmartScape/Irrigation).

Reserve Fund: \$1,819,363 (Interest earned/accrued: \$17,266)

*Interest bearing accounts are included in each fund's total shown. Accrued Income taxes (State/Fed estimated) for each fund shown in the Budget Comparison reports.

The Finance Committee met on Friday, April 19, 2024. The Finance Committee accepted the March 2024 Financial Reports.

Discussion: Finance Committee instructed AAM Finance to keep more money in the Money Market Funds vs. Checking/ICS accounts to earn more interest.

Taxes for 2022 will be corrected by AAM (paid to 2023, current year). **AAM will follow-up with Paul Hansen, CPA to clarify why \$8,133 was also paid** (In addition to paying \$6,200 per Mark Reece, CPA letter dated December 2023, to Federal Taxes).

2024-2025 Budget will include Tax Penalties/Interest – numbers to be determined by current CPA Butler-Hansen. Paul Hansen will work with IRS to waive penalties, or a portion of them, because of the unusual circumstances of our CPA passing away suddenly.

Tom Shambo suggested that his team work with Lisa to formulate a process for money management in paying usual monthly expenses and any other expenses that arise each month. (Communicate to corporate AAM to transfer money).

The Finance Committee recommends to the board, **and I move to roll-over the \$250,000 CD that matures in May, 2024 to a 2 year CD, receiving a high yield, but within the low risk parameters. The CDs are held in the Fidelity and Schwab investment accounts – where the Sunflower Treasurer is responsible for being reinvested in a two-year CD (in keeping with the original plan recommended by the Finance Committee to set up a CD Ladder).**

I will be working with Paul Hansen, CPA on the verbiage for the “Revenue Ruling 70-604” Election that he recommended. The motion to approve will be in next month’s Treasurer’s report – along with the requirement to have a quorum (20%) of residents vote to approve (this verbiage will be on the same Election for new Board Members).

I will continue to work with Bonnie Scott on the Charter Club Policy 7.02 – to comply with the Finance Committee question to Lisa if there is any liability to Sunflower by the clubs using the HOA’s EIN.

Respectfully submitted, Kat Mitchell, Treasurer.

04/19/24

Sunflower

Balance Sheet by Fund

Period 03/31/2024

	1 Operating	2 Reserve	3 Community Improvement Fund	Total
Assets				
Operating Account				
Operating Checking FCB	172,833.93			172,833.93
Operating Checking FCB ICS	2,246.91			2,246.91
Onsite Deposits USB	8,887.48			8,887.48
Debit Card Checking FCB	239.14			239.14
Petty Cash	200.00			200.00
Operating MM EBT	3,171.93			3,171.93
Operating MM CIBC	12,688.10			12,688.10
Operating MM - Fidelity	204,886.39			204,886.39
Total Operating Account	405,153.88			405,153.88
CIF Fund				
CIF MM FCB			259.01	259.01
CIF ICS FCB			33,032.65	33,032.65
CIF MM FIB			18,975.27	18,975.27
CIF MM - Fidelity			156,583.74	156,583.74
Total CIF Fund			208,850.67	208,850.67
Reserve Account				
Reserve Fund FCB ICS		19,218.30		19,218.30
Reserve Fund Cap One MM		247,879.82		247,879.82
Reserve MM - Fidelity		280,799.48		280,799.48
Reserve Investments - Fidelity		500,000.00		500,000.00
Accrued Interest - Fidelity		8,324.99		8,324.99
Reserve MM - Schwab		254,199.05		254,199.05
Reserve Investments - Schwab		500,000.00		500,000.00
Accrued Interest - Schwab		8,941.10		8,941.10
Total Reserve Account		1,819,362.74		1,819,362.74
Accounts Receivable				
Accounts Receivable	7,574.29			7,574.29
Less Reserve for Bad Debt	(2,066.84)			(2,066.84)
Total Accounts Receivable	5,507.45			5,507.45
Asset				
Prepaid Expenses	9,286.74			9,286.74
Prepaid Insurance	5,508.41			5,508.41
Prepaid Income Taxes	2,112.02			2,112.02
Total Asset	16,907.17			16,907.17
Total Assets	427,568.50	1,819,362.74	208,850.67	2,455,781.91
Liabilities & Equity				
Liability				
Collection Fees Payable	85.00			85.00
Accrued Expenses	7,853.39	11,023.36	898.11	19,774.86

Sunflower

Balance Sheet by Fund

Period 03/31/2024

	1 Operating	2 Reserve	3 Community Improvement Fund	Total
Liabilities & Equity				
Liability				
Prepaid Assessments	196,297.01			196,297.01
Total Liability	204,235.40	11,023.36	898.11	216,156.87
Equity				
Members' Equity-Prior Years	201,189.13			201,189.13
Reserve Members' Equity-Prior Years		1,765,834.10		1,765,834.10
CIF Members' Equity-Prior Years			118,680.43	118,680.43
CIF Restriction			66,100.00	66,100.00
Current Year Surplus/(Deficit)	22,143.97	42,505.28	23,172.13	87,821.38
Total Equity	223,333.10	1,808,339.38	207,952.56	2,239,625.04
Total Liabilities & Equity	427,568.50	1,819,362.74	208,850.67	2,455,781.91



Sunflower
GL Balance Sheet Prior YTD Standard
 Posted 03/31/2024

	03/2024	03/2023	Difference
Assets			
<u>Operating Account</u>			
Operating Checking FCB	172,833.93	153,777.06	19,056.87
Operating Checking FCB ICS	2,246.91	423,278.99	(421,032.08)
Onsite Deposits USB	8,887.48	27,250.63	(18,363.15)
Debit Card Checking FCB	239.14	1,801.36	(1,562.22)
Petty Cash	200.00	200.00	0.00
Operating MM EBT	3,171.93	0.00	3,171.93
Operating MM CIBC	12,688.10	0.00	12,688.10
Operating MM - Fidelity	204,886.39	0.00	204,886.39
<u>Total Operating Account</u>	<u>405,153.88</u>	<u>606,308.04</u>	<u>(201,154.16)</u>
<u>CIF Fund</u>			
CIF MM FCB	259.01	259.01	0.00
CIF ICS FCB	33,032.65	445,288.02	(412,255.37)
CIF MM FIB	18,975.27	0.00	18,975.27
CIF MM - Fidelity	156,583.74	0.00	156,583.74
<u>Total CIF Fund</u>	<u>208,850.67</u>	<u>445,547.03</u>	<u>(236,696.36)</u>
<u>Reserve Account</u>			
Reserve Fund FCB MM	0.00	48.78	(48.78)
Reserve Fund FCB ICS	19,218.30	1,442,613.03	(1,423,394.73)
Reserve Fund Cap One MM	247,879.82	0.00	247,879.82
Reserve MM - Fidelity	280,799.48	0.00	280,799.48
Reserve Investments - Fidelity	500,000.00	0.00	500,000.00
Accrued Interest - Fidelity	8,324.99	0.00	8,324.99
Reserve MM - Schwab	254,199.05	0.00	254,199.05
Reserve Investments - Schwab	500,000.00	0.00	500,000.00
Accrued Interest - Schwab	8,941.10	0.00	8,941.10
Reserve Project Deposits	0.00	97,876.27	(97,876.27)
<u>Total Reserve Account</u>	<u>1,819,362.74</u>	<u>1,540,538.08</u>	<u>278,824.66</u>
<u>Accounts Receivable</u>			
Accounts Receivable	7,574.29	13,457.68	(5,883.39)
Less Reserve for Bad Debt	(2,066.84)	(2,077.34)	10.50
<u>Total Accounts Receivable</u>	<u>5,507.45</u>	<u>11,380.34</u>	<u>(5,872.89)</u>
<u>Asset</u>			
Prepaid Expenses	9,286.74	17,114.59	(7,827.85)
Prepaid Insurance	5,508.41	7,569.00	(2,060.59)
Prepaid Income Taxes	2,112.02	2,303.00	(190.98)
<u>Total Asset</u>	<u>16,907.17</u>	<u>26,986.59</u>	<u>(10,079.42)</u>
<u>Total Assets</u>	<u>2,455,781.91</u>	<u>2,630,760.08</u>	<u>(174,978.17)</u>
Liabilities & Equity			
<u>Liability</u>			
Accounts Payable	0.00	950.41	(950.41)
Collection Fees Payable	85.00	510.00	(425.00)
Accrued Expenses	19,774.86	29,215.48	(9,440.62)
Prepaid Assessments	196,297.01	409,174.94	(212,877.93)
Deferred Assessments	0.00	0.00	0.00
<u>Total Liability</u>	<u>216,156.87</u>	<u>439,850.83</u>	<u>(223,693.96)</u>
<u>Equity</u>			
Members' Equity-Prior Years	201,189.13	120,361.31	80,827.82

Sunflower
 GL Balance Sheet Prior YTD Standard
 Posted 03/31/2024

	03/2024	03/2023	Difference
Liabilities & Equity			
<u>Equity</u>			
Contingency	0.00	40,000.00	(40,000.00)
Capital Acquisitions	0.00	37,955.22	(37,955.22)
Club Accounts	0.00	4,297.27	(4,297.27)
Reserve Members' Equity-Prior Years	1,765,834.10	1,432,421.64	333,412.46
CIF Members' Equity-Prior Years	118,680.43	229,376.42	(110,695.99)
CIF Restriction	66,100.00	207,811.00	(141,711.00)
Current Year Surplus/(Deficit)	87,821.38	118,686.39	(30,865.01)
<u>Total Equity</u>	<u>2,239,625.04</u>	<u>2,190,909.25</u>	<u>48,715.79</u>
<i>Total Liabilities & Equity</i>	<u><u>2,455,781.91</u></u>	<u><u>2,630,760.08</u></u>	<u><u>(174,978.17)</u></u>

Sunflower

Budget Comparison Statement

Department 1 Operating

Period 3/1/2024 To 3/31/2024 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Assessment Revenue</u>							
40005 Assessments	117,490.50	117,490.50	0.00	704,943.00	704,943.00	0.00	1,409,886.00
Total Assessment Revenue	117,490.50	117,490.50	0.00	704,943.00	704,943.00	0.00	1,409,886.00
<u>Other Operating Income</u>							
40155 Rental Income	400.00	83.33	316.67	(650.00)	499.98	(1,149.98)	1,000.00
41001 HOA Transfer Fees	750.00	835.00	(85.00)	3,150.00	5,010.00	(1,860.00)	10,020.00
41406 Activities Committee Income	1,910.51	1,110.00	800.51	7,286.78	6,660.00	626.78	13,320.00
42001 Late Fee	(80.19)	0.00	(80.19)	1,933.69	1,200.00	733.69	2,400.00
42002 Late Fee Interest	54.37	65.00	(10.63)	556.13	390.00	166.13	780.00
42003 Legal Fee Reimbursement	(2.71)	235.00	(237.71)	2,540.29	1,410.00	1,130.29	2,820.00
42005 CC&R Violation	100.00	112.50	(12.50)	500.00	675.00	(175.00)	1,350.00
42017 Newsletter	3,325.00	2,916.67	408.33	21,204.00	17,500.02	3,703.98	35,000.00
42119 Renters Card Income	65.00	125.00	(60.00)	1,005.00	750.00	255.00	1,500.00
44002 Fitness Revenue	918.00	1,000.00	(82.00)	2,754.00	5,000.00	(2,246.00)	6,000.00
44003 Guest Pass Revenue	192.00	70.00	122.00	822.00	420.00	402.00	850.00
44014 Front Desk Services	347.80	84.00	263.80	704.25	504.00	200.25	1,008.00
44023 Community Events Income	60.00	0.00	60.00	420.00	250.00	170.00	500.00
44075 Saturday Morning Coffee	0.00	5.00	(5.00)	10.03	30.00	(19.97)	60.00
45001 Interest Income	2,747.23	791.67	1,955.56	8,999.83	4,750.02	4,249.81	9,500.00
49001 Transfers to Reserve Fund	(21,000.00)	(21,000.00)	0.00	(126,000.00)	(126,000.00)	0.00	(252,000.00)



Sunflower
 Budget Comparison Statement
 Department 1 Operating

Period 3/1/2024 To 3/31/2024 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Total Other Operating Income	(10,212.99)	(13,566.83)	3,353.84	(74,764.00)	(80,950.98)	6,186.98	(165,892.00)
Total Income	107,277.51	103,923.67	3,353.84	630,179.00	623,992.02	6,186.98	1,243,994.00
Expense							
<u>Contracted Services</u>							
55007 Alarm Monitoring Contract	339.68	375.00	35.32	1,984.98	2,250.00	265.02	4,500.00
55022 Janitorial Contract	1,388.85	1,000.00	(388.85)	9,681.26	6,000.00	(3,681.26)	12,000.00
55025 Landscape Contract	18,845.97	18,704.75	(141.22)	111,429.09	112,228.50	799.41	224,457.00
55032 Pool & Spa Maintenance Contract	788.00	2,000.00	1,212.00	10,130.00	12,000.00	1,870.00	24,000.00
55035 Management Contract	1,470.00	1,544.00	74.00	8,820.00	9,042.00	222.00	18,306.00
55037 IT Maintenance Contract	0.00	0.00	0.00	1,400.00	1,522.00	122.00	3,044.00
55047 HVAC Maint Contract	0.00	3,000.00	3,000.00	0.00	6,000.00	6,000.00	12,000.00
55072 Recreation Equipment Contract	150.00	150.00	0.00	925.00	900.00	(25.00)	1,800.00
55115 Exterminating Contract	300.00	300.00	0.00	1,475.00	1,800.00	325.00	3,600.00
55146 Tree Pruning Contract	0.00	2,083.33	2,083.33	24,187.00	12,499.98	(11,687.02)	25,000.00
Total Contracted Services	23,282.50	29,157.08	5,874.58	170,032.33	164,242.48	(5,789.85)	328,707.00
<u>General & Administrative</u>							
51005 Salaries & Wages	29,417.33	30,251.00	833.67	164,452.56	181,506.00	17,053.44	363,012.00
51025 Payroll Taxes & Benefits	7,975.72	7,563.00	(412.72)	42,881.47	45,378.00	2,496.53	90,756.00
51027 Fitness Trainer	1,734.00	1,000.00	(734.00)	3,570.00	5,000.00	1,430.00	6,000.00
51028 Mileage Reimb	22.68	20.00	(2.68)	136.33	120.00	(16.33)	240.00



Sunflower

Budget Comparison Statement

Department 1 Operating

Period 3/1/2024 To 3/31/2024 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
51065 Insurance	789.59	2,083.33	1,293.74	21,571.59	12,499.98	(9,071.61)	25,000.00
51124 Printing, Postage, & Copying	495.25	1,583.00	1,087.75	7,232.03	9,498.00	2,265.97	19,000.00
51127 Dues & Subscriptions	242.12	308.33	66.21	2,595.97	1,849.98	(745.99)	3,700.00
51132 Community Service Recognition	0.00	83.33	83.33	100.00	500.68	400.68	1,000.00
51135 Office Expense	247.38	825.00	577.62	1,581.18	4,950.00	3,368.82	9,900.00
51155 Legal Fees - General	971.50	600.00	(371.50)	3,936.00	3,600.00	(336.00)	7,200.00
51156 Legal Fees - Collections	0.00	250.00	250.00	918.00	1,500.00	582.00	3,000.00
51165 Taxes, Licenses & Fees	261.60	225.00	(36.60)	3,564.28	1,350.00	(2,214.28)	6,400.00
51166 Property Taxes	0.00	0.00	0.00	456.26	500.00	43.74	500.00
51167 Income Taxes - State	136.83	64.60	(72.23)	386.93	387.60	0.67	775.30
51168 Income Taxes - Federal	683.57	250.00	(433.57)	2,121.67	1,500.00	(621.67)	3,000.00
51175 Bank Charges	0.00	10.00	10.00	100.86	60.00	(40.86)	120.00
51195 CPA Services	0.00	0.00	0.00	1,850.00	2,500.00	650.00	5,000.00
51205 Reserve Study	1,540.00	0.00	(1,540.00)	1,540.00	2,500.00	960.00	5,000.00
51226 Welcome Expense	379.80	0.00	(379.80)	407.00	250.00	(157.00)	500.00
51227 Bocce Senior Olympics	0.00	0.00	0.00	0.00	1,000.00	1,000.00	1,000.00
51243 Food & Beverage Expense	194.78	200.00	5.22	1,141.28	1,200.00	58.72	2,400.00
51275 Equipment Lease	1,509.64	1,400.00	(109.64)	9,046.85	8,400.00	(646.85)	16,800.00
51277 Computer Repair/Maint	0.00	93.17	93.17	0.00	559.02	559.02	1,118.00
51290 Capital Acquisitions	0.00	1,650.00	1,650.00	0.00	9,900.00	9,900.00	19,819.70
51406 Activities Committee Expenses	1,322.30	1,445.00	122.70	6,830.15	8,670.00	1,839.85	17,340.00



Sunflower

Budget Comparison Statement

Department 1 Operating

Period 3/1/2024 To 3/31/2024 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
51998 Master Assessments	7,333.08	6,541.66	(791.42)	43,232.94	39,250.00	(3,982.94)	78,500.00
Total General & Administrative	55,257.17	56,446.42	1,189.25	319,653.35	344,429.26	24,775.91	687,081.00
<u>Repairs & Maintenance</u>							
53005 Common Area Maintenance	0.00	1,083.33	1,083.33	7,777.19	6,499.98	(1,277.21)	13,000.00
53027 Janitorial Supplies	0.00	60.00	60.00	(556.07)	517.00	1,073.07	967.00
53125 Recreation Center Supplies	766.11	600.00	(166.11)	1,969.08	2,300.00	330.92	4,000.00
53135 HVAC Repairs & Supplies	0.00	166.66	166.66	2,172.58	999.96	(1,172.62)	2,000.00
53147 Fire Safety	1,044.80	0.00	(1,044.80)	2,623.88	0.00	(2,623.88)	1,000.00
53155 Fitness Equipment Maintenance	0.00	250.00	250.00	506.42	1,500.00	993.58	3,000.00
53210 Pool Repairs	190.00	583.33	393.33	13,959.51	3,500.02	(10,459.49)	7,000.00
53215 Pool / Spa Supplies & Chemicals	625.80	875.00	249.20	3,144.58	5,250.00	2,105.42	10,500.00
53225 Sports Court R&M	44.80	41.67	(3.13)	484.50	250.02	(234.48)	500.00
53316 Irrigation Repair	0.00	416.67	416.67	3,266.46	2,500.02	(766.44)	5,000.00
53325 Plant & Tree Replacement	0.00	2,500.00	2,500.00	0.00	7,500.00	7,500.00	15,000.00
53345 Tree Pruning	0.00	0.00	0.00	30.00	0.00	(30.00)	0.00
53355 Granite Replacement	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
53506 Recreation Center R&M	499.87	500.00	0.13	5,009.87	3,000.00	(2,009.87)	6,000.00
53515 Backflow Inspection	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00
Total Repairs & Maintenance	3,171.38	7,076.66	3,905.28	40,388.00	33,817.00	(6,571.00)	74,467.00
<u>Utilities</u>							



Sunflower

Budget Comparison Statement

Department 1 Operating

Period 3/1/2024 To 3/31/2024 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
52005 Electricity	3,087.26	4,250.00	1,162.74	20,678.18	25,500.00	4,821.82	51,000.00
52025 Water & Sewer	1,649.71	1,000.00	(649.71)	8,277.05	6,000.00	(2,277.05)	12,000.00
52026 Water - Landscape	2,000.16	2,200.00	199.84	15,745.07	15,600.00	(145.07)	42,000.00
52045 Gas	5,116.66	2,600.00	(2,516.66)	25,310.14	16,500.00	(8,810.14)	32,739.00
52056 Cell Phone	160.00	100.00	(60.00)	960.00	600.00	(360.00)	1,200.00
52058 Cable/Data/Phone - Clubhouse	574.33	683.33	109.00	3,524.30	4,099.98	575.68	8,200.00
52075 Sanitation	752.83	550.00	(202.83)	3,466.61	3,300.00	(166.61)	6,600.00
Total Utilities	<u>13,340.95</u>	<u>11,383.33</u>	<u>(1,957.62)</u>	<u>77,961.35</u>	<u>71,599.98</u>	<u>(6,361.37)</u>	<u>153,739.00</u>
Total Expense	<u>95,052.00</u>	<u>104,063.49</u>	<u>9,011.49</u>	<u>608,035.03</u>	<u>614,088.72</u>	<u>6,053.69</u>	<u>1,243,994.00</u>
Current Year Surplus / (Deficit)	<u>12,225.51</u>	<u>(139.82)</u>	<u>12,365.33</u>	<u>22,143.97</u>	<u>9,903.30</u>	<u>12,240.67</u>	<u>0.00</u>



Sunflower

Budget Comparison Statement

Department 2 Reserve

Period 3/1/2024 To 3/31/2024 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	8,039.05	3,773.25	4,265.80	40,827.25	22,249.87	18,577.38	44,155.05
89001 Transfers from Operating Fund	21,000.00	21,000.00	0.00	126,000.00	126,000.00	0.00	252,000.00
89279 Income Taxes - Federal	(2,586.72)	(970.31)	(1,616.41)	(9,742.76)	(5,821.86)	(3,920.90)	(11,643.75)
89280 Income Taxes - State	(572.36)	(161.75)	(410.61)	(1,816.89)	(970.50)	(846.39)	(1,941.00)
Total Reserve Income	<u>25,879.97</u>	<u>23,641.19</u>	<u>2,238.78</u>	<u>155,267.60</u>	<u>141,457.51</u>	<u>13,810.09</u>	<u>282,570.30</u>
Total Income	<u>25,879.97</u>	<u>23,641.19</u>	<u>2,238.78</u>	<u>155,267.60</u>	<u>141,457.51</u>	<u>13,810.09</u>	<u>282,570.30</u>
Expense							
<u>Reserve Expense</u>							
91010 Paint - Stucco Walls	0.00	0.00	0.00	0.00	18,800.00	18,800.00	18,800.00
91014 Block Wall Repairs	0.00	0.00	0.00	2,450.00	0.00	(2,450.00)	0.00
91022 Painting - Walls	0.00	0.00	0.00	0.00	22,400.00	22,400.00	22,400.00
91091 Concrete Repairs	0.00	0.00	0.00	4,910.00	0.00	(4,910.00)	0.00
91488 Park Furniture Replace/Repair (446)	0.00	0.00	0.00	488.70	0.00	(488.70)	0.00
91827 Pool Pump Replacement (654)	0.00	0.00	0.00	4,435.00	0.00	(4,435.00)	0.00
91882 561 Maintenance Gates	0.00	0.00	0.00	0.00	6,000.00	6,000.00	6,000.00
91883 Pool Umbrellas Replace (620)	0.00	2,700.00	2,700.00	0.00	2,700.00	2,700.00	2,700.00
91906 Trash Gates Replace (220)	0.00	0.00	0.00	0.00	2,400.00	2,400.00	2,400.00
91907 Bocce Ball Shades (434)	0.00	0.00	0.00	5,840.00	0.00	(5,840.00)	0.00
91911 Drip Irrigation VCtrA (360)	0.00	0.00	0.00	0.00	16,700.00	16,700.00	16,700.00



Sunflower

Budget Comparison Statement

Department 2 Reserve

Period 3/1/2024 To 3/31/2024 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
91912 Drip Irrigation VCtrB (361)	0.00	0.00	0.00	0.00	8,210.00	8,210.00	8,210.00
91913 Exterior Lights Replace (1130)	15,555.00	0.00	(15,555.00)	15,555.00	0.00	(15,555.00)	54,000.00
91915 Door Openers Replace B (1231)	0.00	0.00	0.00	8,518.50	0.00	(8,518.50)	0.00
91916 1140 Racquet Restrooms	0.00	0.00	0.00	0.00	0.00	0.00	17,400.00
91917 1180 Building Paint	61,285.58	0.00	(61,285.58)	61,285.58	0.00	(61,285.58)	100,000.00
92001 140 Metal Surfaces-Repaint	0.00	0.00	0.00	0.00	9,100.00	9,100.00	9,100.00
92002 344 Backflow Valves – Replace	0.00	0.00	0.00	9,279.54	0.00	(9,279.54)	0.00
92005 414 Drinking Fountains	0.00	0.00	0.00	0.00	3,800.00	3,800.00	3,800.00
92010 510 Metal Rails	0.00	0.00	0.00	0.00	2,300.00	2,300.00	2,300.00
92012 606 Metal & Stucco	0.00	7,700.00	7,700.00	0.00	7,700.00	7,700.00	7,700.00
92016 628 Patio Furniture	0.00	0.00	0.00	0.00	3,900.00	3,900.00	3,900.00
92031 932 Fiesta Chairs	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00
92036 1026 Window Blinds	0.00	0.00	0.00	0.00	0.00	0.00	3,020.00
Total Reserve Expense	<u>76,840.58</u>	<u>10,400.00</u>	<u>(66,440.58)</u>	<u>112,762.32</u>	<u>104,010.00</u>	<u>(8,752.32)</u>	<u>308,430.00</u>
Total Expense	<u>76,840.58</u>	<u>10,400.00</u>	<u>(66,440.58)</u>	<u>112,762.32</u>	<u>104,010.00</u>	<u>(8,752.32)</u>	<u>308,430.00</u>
Current Year Surplus / (Deficit)	<u>(50,960.61)</u>	<u>13,241.19</u>	<u>(64,201.80)</u>	<u>42,505.28</u>	<u>37,447.51</u>	<u>5,057.77</u>	<u>(25,859.70)</u>



Home Sales Totals
 MTD: 3
 YTD: 21

Sunflower

Budget Comparison Statement

Department 3 Community Improvement Fund

Period 3/1/2024 To 3/31/2024 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Reserve Income</u>							
65001 CIF Interest Income	1,330.84	0.00	1,330.84	3,326.34	0.00	3,326.34	0.00
81047 Community Improvement Fees	4,374.00	0.00	4,374.00	26,244.00	0.00	26,244.00	0.00
89279 Income Taxes - Federal	(371.89)	(181.13)	(190.76)	(830.86)	(1,086.78)	255.92	(2,173.50)
89280 Income Taxes - State	(87.53)	(30.19)	(57.34)	(167.35)	(181.14)	13.79	(362.32)
Total Reserve Income	5,245.42	(211.32)	5,456.74	28,572.13	(1,267.92)	29,840.05	(2,535.82)
Total Income	5,245.42	(211.32)	5,456.74	28,572.13	(1,267.92)	29,840.05	(2,535.82)
Expense							
<u>Reserve Expense</u>							
91055 Smartscape/Irrigation	0.00	0.00	0.00	5,400.00	71,500.00	66,100.00	71,500.00
Total Reserve Expense	0.00	0.00	0.00	5,400.00	71,500.00	66,100.00	71,500.00
Total Expense	0.00	0.00	0.00	5,400.00	71,500.00	66,100.00	71,500.00
Current Year Surplus / (Deficit)	5,245.42	(211.32)	5,456.74	23,172.13	(72,767.92)	95,940.05	(74,035.82)



Budget Comparison Prior Year Code

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1 Operating

	Month				Year				Budget		
	Current		Last Year		Current		Last Year		Current	Last Year	
	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual	
Income											
Assessment Revenue											
40005	Assessments	117,490.50	117,490.50	104,033.10	104,033.08	704,943.00	704,943.00	624,198.50	624,198.48	1,409,886.00	1,248,397.00
Total Assessment Revenue		117,490.50	117,490.50	104,033.10	104,033.08	704,943.00	704,943.00	624,198.50	624,198.48	1,409,886.00	1,248,397.00
Other Operating Income											
40155	Rental Income	400.00	83.33	100.00	333.33	(650.00)	499.98	840.00	2,000.02	1,000.00	4,000.00
41001	HOA Transfer Fees	750.00	835.00	600.00	750.00	3,150.00	5,010.00	3,000.00	4,500.00	10,020.00	9,000.00
41406	Activities Committee Inco	1,910.51	1,110.00	1,753.00	1,250.00	7,286.78	6,660.00	2,532.00	7,500.00	13,320.00	15,000.00
42001	Late Fee	(80.19)	0.00	(71.01)	125.00	1,933.69	1,200.00	2,151.26	750.00	2,400.00	1,500.00
42002	Late Fee Interest	54.37	65.00	(20.52)	59.00	556.13	390.00	933.66	354.00	780.00	710.00
42003	Legal Fee Reimbursemen	(2.71)	235.00	0.00	125.00	2,540.29	1,410.00	3,563.45	750.00	2,820.00	1,500.00
42005	CC&R Violation	100.00	112.50	(50.00)	0.00	500.00	675.00	750.00	50.00	1,350.00	100.00
42006	NSF Fees Reimbursed	0.00	0.00	25.00	0.00	0.00	0.00	50.00	0.00	0.00	0.00
42017	Newsletter	3,325.00	2,916.67	3,212.00	2,916.67	21,204.00	17,500.02	19,932.30	17,500.02	35,000.00	35,000.00
42119	Renters Card Income	65.00	125.00	50.00	83.33	1,005.00	750.00	1,040.00	500.02	1,500.00	1,000.00
44002	Fitness Revenue	918.00	1,000.00	804.00	0.00	2,754.00	5,000.00	2,814.00	0.00	6,000.00	0.00
44003	Guest Pass Revenue	192.00	70.00	24.00	70.00	822.00	420.00	557.00	420.00	850.00	850.00
44014	Front Desk Services	347.80	84.00	48.92	166.67	704.25	504.00	84.63	1,000.02	1,008.00	2,000.00
44023	Community Events Incom	60.00	0.00	(1,188.00)	0.00	420.00	250.00	437.00	0.00	500.00	0.00
44075	Saturday Morning Coffee	0.00	5.00	157.15	50.00	10.03	30.00	94.23	300.00	60.00	600.00
45001	Interest Income	2,747.23	791.67	89.74	42.00	8,999.83	4,750.02	826.32	252.00	9,500.00	500.00
49001	Transfers to Reserve Fun	(21,000.00)	(21,000.00)	(20,000.00)	(20,000.00)	(126,000.00)	(126,000.00)	(120,000.00)	(120,000.00)	(252,000.00)	(240,000.00)
Total Other Operating Inco		(10,212.99)	(13,566.83)	(14,465.72)	(14,029.00)	(74,764.00)	(80,950.98)	(80,394.15)	(84,123.92)	(165,892.00)	(168,240.00)
Total Income		107,277.51	103,923.67	89,567.38	90,004.08	630,179.00	623,992.02	543,804.35	540,074.56	1,243,994.00	1,080,157.00
Expense											
Contracted Services											
55007	Alarm Monitoring Contract	339.68	375.00	321.98	375.00	1,984.98	2,250.00	1,931.88	2,250.00	4,500.00	4,500.00

Budget Comparison Prior Year Code

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1 Operating

		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
55022	Janitorial Contract	1,388.85	1,000.00	0.00	0.00	9,681.26	6,000.00	0.00	0.00	12,000.00	0.00
55025	Landscape Contract	18,845.97	18,704.75	18,297.06	18,050.00	111,429.09	112,228.50	106,952.20	108,300.00	224,457.00	216,600.00
55032	Pool & Spa Maintenance (	788.00	2,000.00	1,948.00	2,000.00	10,130.00	12,000.00	9,740.00	12,000.00	24,000.00	24,000.00
55035	Management Contract	1,470.00	1,544.00	1,470.00	1,500.00	8,820.00	9,042.00	8,610.00	9,000.00	18,306.00	18,000.00
55037	IT Maintenance Contract	0.00	0.00	0.00	0.00	1,400.00	1,522.00	0.00	0.00	3,044.00	0.00
55047	HVAC Maint Contract	0.00	3,000.00	0.00	0.00	0.00	6,000.00	0.00	0.00	12,000.00	0.00
55072	Recreation Equipment Co	150.00	150.00	0.00	150.00	925.00	900.00	0.00	900.00	1,800.00	1,800.00
55115	Exterminating Contract	300.00	300.00	235.00	250.00	1,475.00	1,800.00	2,155.00	1,500.00	3,600.00	3,000.00
55146	Tree Pruning Contract	0.00	2,083.33	0.00	0.00	24,187.00	12,499.98	0.00	0.00	25,000.00	0.00
Total Contracted Services		23,282.50	29,157.08	22,272.04	22,325.00	170,032.33	164,242.48	129,389.08	133,950.00	328,707.00	267,900.00
General & Administrative											
51005	Salaries & Wages	29,417.33	30,251.00	20,720.73	25,842.25	164,452.56	181,506.00	139,881.89	155,053.50	363,012.00	310,107.00
51025	Payroll Taxes & Benefits	7,975.72	7,563.00	5,904.77	6,333.33	42,881.47	45,378.00	36,097.17	38,000.02	90,756.00	76,000.00
51027	Fitness Trainer	1,734.00	1,000.00	904.50	0.00	3,570.00	5,000.00	3,718.50	0.00	6,000.00	0.00
51028	Mileage Reimb	22.68	20.00	11.93	0.00	136.33	120.00	174.88	0.00	240.00	0.00
51053	Landscape Consulting	0.00	0.00	0.00	833.33	0.00	0.00	3,120.00	5,000.02	0.00	10,000.00
51065	Insurance	789.59	2,083.33	1,944.00	1,500.00	21,571.59	12,499.98	11,278.12	9,000.00	25,000.00	18,000.00
51124	Printing, Postage, & Copy	495.25	1,583.00	4,032.49	1,208.33	7,232.03	9,498.00	11,047.05	7,250.02	19,000.00	14,500.00
51127	Dues & Subscriptions	242.12	308.33	226.89	166.67	2,595.97	1,849.98	2,191.85	1,000.02	3,700.00	2,000.00
51129	Fire Alarm/Inspection	0.00	0.00	0.00	0.00	0.00	0.00	200.00	0.00	0.00	0.00
51132	Community Service Reco	0.00	83.33	0.00	83.33	100.00	500.68	0.00	500.02	1,000.00	1,000.00
51135	Office Expense	247.38	825.00	485.26	750.00	1,581.18	4,950.00	7,298.45	4,500.00	9,900.00	9,000.00
51155	Legal Fees - General	971.50	600.00	1,067.25	416.67	3,936.00	3,600.00	9,181.07	2,500.02	7,200.00	5,000.00
51156	Legal Fees - Collections	0.00	250.00	0.00	125.00	918.00	1,500.00	3,772.00	750.00	3,000.00	1,500.00
51165	Taxes, Licenses & Fees	261.60	225.00	199.23	225.00	3,564.28	1,350.00	1,644.29	1,350.00	6,400.00	2,700.00
51166	Property Taxes	0.00	0.00	0.00	0.00	456.26	500.00	448.89	500.00	500.00	500.00
51167	Income Taxes - State	136.83	64.60	167.00	333.33	386.93	387.60	3,006.00	1,999.98	775.30	4,000.00

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1 Operating

		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
51168	Income Taxes - Federal	683.57	250.00	833.00	666.66	2,121.67	1,500.00	14,994.00	3,999.96	3,000.00	8,000.00
51175	Bank Charges	0.00	10.00	11.00	16.67	100.86	60.00	31.00	100.00	120.00	200.00
51195	CPA Services	0.00	0.00	0.00	0.00	1,850.00	2,500.00	1,750.00	2,500.00	5,000.00	5,000.00
51205	Reserve Study	1,540.00	0.00	0.00	0.00	1,540.00	2,500.00	0.00	2,500.00	5,000.00	5,000.00
51226	Welcome Expense	379.80	0.00	2,149.75	0.00	407.00	250.00	5,044.94	0.00	500.00	0.00
51227	Bocce Senior Olympics	0.00	0.00	0.00	0.00	0.00	1,000.00	1,336.22	1,000.00	1,000.00	1,000.00
51243	Food & Beverage Expense	194.78	200.00	69.86	83.33	1,141.28	1,200.00	1,501.43	500.02	2,400.00	1,000.00
51275	Equipment Lease	1,509.64	1,400.00	5,407.26	1,400.00	9,046.85	8,400.00	12,359.05	8,400.00	16,800.00	16,800.00
51277	Computer Repair/Maint	0.00	93.17	0.00	0.00	0.00	559.02	0.00	0.00	1,118.00	0.00
51290	Capital Acquisitions	0.00	1,650.00	0.00	0.00	0.00	9,900.00	0.00	0.00	19,819.70	0.00
51406	Activities Committee Expense	1,322.30	1,445.00	0.00	1,637.50	6,830.15	8,670.00	2,161.41	9,825.00	17,340.00	19,650.00
51998	Master Assessments	7,333.08	6,541.66	6,567.54	6,541.66	43,232.94	39,250.00	39,405.24	39,249.96	78,500.00	78,500.00
Total General & Administrative		55,257.17	56,446.42	50,702.46	48,163.06	319,653.35	344,429.26	311,643.45	295,478.54	687,081.00	589,457.00
Repairs & Maintenance											
53005	Common Area Maintenance	0.00	1,083.33	4,698.96	1,000.00	7,777.19	6,499.98	6,025.37	6,000.00	13,000.00	12,000.00
53027	Janitorial Supplies	0.00	60.00	770.79	833.33	(556.07)	517.00	6,363.31	5,000.02	967.00	10,000.00
53035	Lighting Maintenance	0.00	0.00	(555.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
53039	Electrical Repair	0.00	0.00	(525.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
53045	Plumbing Repairs	0.00	0.00	(169.49)	0.00	0.00	0.00	1,108.20	0.00	0.00	0.00
53115	Guest Supplies	0.00	0.00	(300.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
53125	Recreation Center Supplies	766.11	600.00	235.33	250.00	1,969.08	2,300.00	1,883.35	1,500.00	4,000.00	3,000.00
53135	HVAC Repairs & Supplies	0.00	166.66	0.00	166.66	2,172.58	999.96	1,141.21	999.96	2,000.00	2,000.00
53147	Fire Safety	1,044.80	0.00	390.74	0.00	2,623.88	0.00	390.74	500.00	1,000.00	500.00
53155	Fitness Equipment Maintenance	0.00	250.00	1,399.26	166.67	506.42	1,500.00	2,756.13	1,000.02	3,000.00	2,000.00
53210	Pool Repairs	190.00	583.33	(3,870.33)	583.33	13,959.51	3,500.02	7,966.80	3,500.02	7,000.00	7,000.00
53215	Pool / Spa Supplies & Chemicals	625.80	875.00	0.00	375.00	3,144.58	5,250.00	4,127.97	2,250.00	10,500.00	4,500.00
53225	Sports Court R&M	44.80	41.67	297.44	41.67	484.50	250.02	297.44	250.02	500.00	500.00

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1 Operating

	Month				Year				Budget		
	Current		Last Year		Current		Last Year		Current	Last Year	
	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual	
53306	Landscape Enhancement	0.00	0.00	0.00	0.00	0.00	0.00	73.21	0.00	0.00	0.00
53316	Irrigation Repair	0.00	416.67	120.42	416.67	3,266.46	2,500.02	1,161.66	2,500.02	5,000.00	5,000.00
53325	Plant & Tree Replacemen	0.00	2,500.00	2,210.00	0.00	0.00	7,500.00	2,210.00	2,000.00	15,000.00	5,000.00
53345	Tree Pruning	0.00	0.00	0.00	0.00	30.00	0.00	6,683.00	5,000.00	0.00	15,000.00
53355	Granite Replacement	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	10,000.00
53506	Recreation Center R&M	499.87	500.00	466.92	416.67	5,009.87	3,000.00	4,866.97	2,500.02	6,000.00	5,000.00
53515	Backflow Inspection	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00	1,000.00
Total Repairs & Maintenance		3,171.38	7,076.66	5,170.04	4,250.00	40,388.00	33,817.00	47,055.36	33,000.08	74,467.00	82,500.00
Utilities											
52005	Electricity	3,087.26	4,250.00	1,256.50	3,750.00	20,678.18	25,500.00	12,941.61	22,500.00	51,000.00	45,000.00
52025	Water & Sewer	1,649.71	1,000.00	493.03	791.67	8,277.05	6,000.00	4,549.69	4,750.02	12,000.00	9,500.00
52026	Water - Landscape	2,000.16	2,200.00	1,691.67	3,333.33	15,745.07	15,600.00	15,300.91	20,000.02	42,000.00	40,000.00
52045	Gas	5,116.66	2,600.00	746.83	2,500.00	25,310.14	16,500.00	12,529.30	15,000.00	32,739.00	30,000.00
52056	Cell Phone	160.00	100.00	100.00	66.67	960.00	600.00	700.00	400.02	1,200.00	800.00
52058	Cable/Data/Phone - Club	574.33	683.33	746.64	750.00	3,524.30	4,099.98	4,351.88	4,500.00	8,200.00	9,000.00
52075	Sanitation	752.83	550.00	732.38	500.00	3,466.61	3,300.00	3,132.73	3,000.00	6,600.00	6,000.00
Total Utilities		13,340.95	11,383.33	5,767.05	11,691.67	77,961.35	71,599.98	53,506.12	70,150.06	153,739.00	140,300.00
Total Expense		95,052.00	104,063.49	83,911.59	86,429.73	608,035.03	614,088.72	541,594.01	532,578.66	1,243,994.00	1,080,157.00
Excess Revenue / Expense		12,225.51	(139.82)	5,655.79	3,574.35	22,143.97	9,903.30	2,210.34	7,495.88	0.00	0.00

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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											
Reserve Income											
85001	Reserve Interest	8,039.05	3,773.25	912.08	665.14	40,827.25	22,249.87	4,929.04	4,130.67	44,155.05	7,920.47
89001	Transfers from Operating	21,000.00	21,000.00	20,000.00	20,000.00	126,000.00	126,000.00	120,000.00	120,000.00	252,000.00	240,000.00
89279	Income Taxes - Federal	(2,586.72)	(970.31)	0.00	0.00	(9,742.76)	(5,821.86)	0.00	0.00	(11,643.75)	0.00
89280	Income Taxes - State	(572.36)	(161.75)	0.00	0.00	(1,816.89)	(970.50)	0.00	0.00	(1,941.00)	0.00
Total Reserve Income		25,879.97	23,641.19	20,912.08	20,665.14	155,267.60	141,457.51	124,929.04	124,130.67	282,570.30	247,920.47
Total Income		25,879.97	23,641.19	20,912.08	20,665.14	155,267.60	141,457.51	124,929.04	124,130.67	282,570.30	247,920.47
Expense											
Reserve Expense											
91010	Paint - Stucco Walls	0.00	0.00	0.00	0.00	0.00	18,800.00	0.00	0.00	18,800.00	0.00
91014	Block Wall Repairs	0.00	0.00	0.00	0.00	2,450.00	0.00	0.00	0.00	0.00	0.00
91022	Painting - Walls	0.00	0.00	0.00	0.00	0.00	22,400.00	0.00	0.00	22,400.00	0.00
91036	Carpet Replacement (101	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,600.00	0.00	9,600.00
91091	Concrete Repairs	0.00	0.00	0.00	0.00	4,910.00	0.00	0.00	0.00	0.00	0.00
91130	Pool Fence Replace (600)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27,600.00
91435	Exterior Surface Repaint (	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50,000.00
91454	Pool Deck Seal Repair (6	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27,500.00
91488	Park Furniture Replace/Rc	0.00	0.00	0.00	0.00	488.70	0.00	0.00	0.00	0.00	72,000.00
91501	Spa Resurface (618)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,000.00
91608	Pool Furniture Replace (6:	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,000.00
91736	Exhaust Fan Replacemen	0.00	0.00	0.00	3,600.00	0.00	0.00	0.00	3,600.00	0.00	3,600.00
91771	Bollard Lights Replaceme	0.00	0.00	0.00	0.00	0.00	0.00	0.00	26,000.00	0.00	26,000.00
91827	Pool Pump Replacement (	0.00	0.00	0.00	0.00	4,435.00	0.00	0.00	0.00	0.00	0.00
91882	561 Maintenance Gates	0.00	0.00	0.00	0.00	0.00	6,000.00	0.00	0.00	6,000.00	0.00
91883	Pool Umbrellas Replace (l	0.00	2,700.00	0.00	0.00	0.00	2,700.00	0.00	2,500.00	2,700.00	2,500.00
91906	Trash Gates Replace (22C	0.00	0.00	0.00	2,200.00	0.00	2,400.00	0.00	2,200.00	2,400.00	2,200.00

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2 Reserve

		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
91907	Bocce Ball Shades (434)	0.00	0.00	5,840.00	0.00	5,840.00	0.00	5,840.00	0.00	0.00	11,500.00
91908	Fiesta Sound System (b) I	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
91909	Library Tables Replace (9	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,800.00
91910	Salt Cell (669)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14,500.00
91911	Drip Irrigation VCtrA (360)	0.00	0.00	0.00	0.00	0.00	16,700.00	0.00	15,500.00	16,700.00	15,500.00
91912	Drip Irrigation VCtrB (361)	0.00	0.00	0.00	0.00	0.00	8,210.00	0.00	7,600.00	8,210.00	7,600.00
91913	Exterior Lights Replace (1	15,555.00	0.00	0.00	0.00	15,555.00	0.00	0.00	0.00	54,000.00	50,000.00
91914	Door Openers Replace A	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,230.00
91915	Door Openers Replace B	0.00	0.00	0.00	0.00	8,518.50	0.00	0.00	0.00	0.00	32,300.00
91916	1140 Racquet Restrooms	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,400.00	0.00
91917	1180 Building Paint	61,285.58	0.00	0.00	0.00	61,285.58	0.00	0.00	0.00	100,000.00	0.00
92001	140 Metal Surfaces-Repai	0.00	0.00	0.00	0.00	0.00	9,100.00	0.00	8,400.00	9,100.00	8,400.00
92002	344 Backflow Valves – Re	0.00	0.00	0.00	0.00	9,279.54	0.00	0.00	0.00	0.00	10,800.00
92005	414 Drinking Fountains	0.00	0.00	0.00	0.00	0.00	3,800.00	0.00	0.00	3,800.00	3,600.00
92006	415 Gazebo Canopy	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,230.00	0.00	3,230.00
92007	463 Racquet Sound Barrie	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,000.00
92010	510 Metal Rails	0.00	0.00	0.00	0.00	0.00	2,300.00	0.00	2,100.00	2,300.00	2,100.00
92011	580 Irrigation System	0.00	0.00	0.00	0.00	0.00	0.00	0.00	51,000.00	0.00	51,000.00
92012	606 Metal & Stucco	0.00	7,700.00	0.00	0.00	0.00	7,700.00	0.00	7,100.00	7,700.00	7,100.00
92013	614 Pool – Resurface	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	100,000.00
92014	615 Pool Light	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,400.00
92015	616 Pool Towers	0.00	0.00	5,902.88	0.00	0.00	0.00	5,902.88	0.00	0.00	10,000.00
92016	628 Patio Furniture	0.00	0.00	0.00	0.00	0.00	3,900.00	5,069.72	4,500.00	3,900.00	4,500.00
92024	690 Electric Panels	0.00	0.00	0.00	0.00	0.00	0.00	0.00	60,000.00	0.00	60,000.00
92026	1270 Fire Alarm Panel - R	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,200.00	0.00	8,200.00
92028	834 Admin. Lights	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,300.00	0.00	3,300.00
92030	872 Craft Lights	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,200.00	0.00	4,200.00

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2 Reserve

		Month				Year				Budget	
		Current		Last Year		Current		Last Year		Current	Last Year
		Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Annual	Annual
92031	932 Fiesta Chairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00	11,000.00
92033	982 Billiards Tables	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,600.00
92034	1021 Light Fixtures	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,700.00	0.00	9,700.00
92035	1022 Ceiling Fans	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,200.00	0.00	5,200.00
92036	1026 Window Blinds	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,800.00	3,020.00	2,800.00
92038	1038 Precor AMT	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,400.00
Total Reserve Expense		76,840.58	10,400.00	11,742.88	5,800.00	112,762.32	104,010.00	16,812.60	236,730.00	308,430.00	729,960.00
Total Expense		76,840.58	10,400.00	11,742.88	5,800.00	112,762.32	104,010.00	16,812.60	236,730.00	308,430.00	729,960.00
Excess Revenue / Expense		(50,960.61)	13,241.19	9,169.20	14,865.14	42,505.28	37,447.51	108,116.44	(112,599.33)	(25,859.70)	(482,039.53)

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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											
Reserve Income											
65001	CIF Interest Income	1,330.84	0.00	170.29	0.00	3,326.34	0.00	939.61	0.00	0.00	0.00
81047	Community Improvement	4,374.00	0.00	3,983.00	0.00	26,244.00	0.00	22,578.00	0.00	0.00	0.00
89279	Income Taxes - Federal	(371.89)	(181.13)	0.00	0.00	(830.86)	(1,086.78)	0.00	0.00	(2,173.50)	0.00
89280	Income Taxes - State	(87.53)	(30.19)	0.00	0.00	(167.35)	(181.14)	0.00	0.00	(362.32)	0.00
Total Reserve Income		5,245.42	(211.32)	4,153.29	0.00	28,572.13	(1,267.92)	23,517.61	0.00	(2,535.82)	0.00
Total Income		5,245.42	(211.32)	4,153.29	0.00	28,572.13	(1,267.92)	23,517.61	0.00	(2,535.82)	0.00
Expense											
Reserve Expense											
91012	Lighting-LED Fixtures	0.00	0.00	5,250.00	0.00	0.00	0.00	15,158.00	10,150.00	0.00	10,150.00
91055	Smartscape/Irrigation	0.00	0.00	0.00	0.00	5,400.00	71,500.00	0.00	61,350.00	71,500.00	61,350.00
91070	Plumbing Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	21,750.00	0.00	21,750.00
91184	Pool Resurface	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50,000.00	0.00	50,000.00
91210	Contingency	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,675.00	0.00	9,675.00
91664	Water Feature - Replacem	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25,000.00	0.00	25,000.00
91675	REALM Contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,150.00	0.00	10,150.00
Total Reserve Expense		0.00	0.00	5,250.00	0.00	5,400.00	71,500.00	15,158.00	188,075.00	71,500.00	188,075.00
Total Expense		0.00	0.00	5,250.00	0.00	5,400.00	71,500.00	15,158.00	188,075.00	71,500.00	188,075.00
Excess Revenue / Expense		5,245.42	(211.32)	(1,096.71)	0.00	23,172.13	(72,767.92)	8,359.61	(188,075.00)	(74,035.82)	(188,075.00)

Indicated Actuals
Sunflower
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1 Operating

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
INCOME														
Assessment Revenue														
40005:Assessments	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	1,409,886.00	1,409,886.00
TOTAL Assessment Reve	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	117,490.50	1,409,886.00	1,409,886.00
Other Operating Income														
40155:Rental Income	(300.00)	(300.00)	(350.00)	400.00	(500.00)	400.00	83.33	83.33	83.33	83.33	83.33	83.37	(149.98)	1,000.00
41001:HOA Transfer Fees	150.00	450.00	600.00	450.00	750.00	750.00	835.00	835.00	835.00	835.00	835.00	835.00	8,160.00	10,020.00
41406:Activities Committe	0.00	944.00	502.27	3,400.00	530.00	1,910.51	1,110.00	1,110.00	1,110.00	1,110.00	1,110.00	1,110.00	13,946.78	13,320.00
42001:Late Fee	2,418.65	(315.19)	0.00	(89.58)	0.00	(80.19)	1,200.00	0.00	0.00	0.00	0.00	0.00	3,133.69	2,400.00
42002:Late Fee Interest	232.15	157.94	67.84	7.54	36.29	54.37	65.00	65.00	65.00	65.00	65.00	65.00	946.13	780.00
42003:Legal Fee Reimbur	400.00	1,460.00	0.00	934.00	(251.00)	(2.71)	235.00	235.00	235.00	235.00	235.00	235.00	3,950.29	2,820.00
42005:CC&R Violation	100.00	0.00	0.00	0.00	300.00	100.00	112.50	112.50	112.50	112.50	112.50	112.50	1,175.00	1,350.00
42017:Newsletter	4,065.00	2,615.00	5,666.00	3,617.00	1,916.00	3,325.00	2,916.67	2,916.67	2,916.66	2,916.66	2,916.66	2,916.66	38,703.98	35,000.00
42119:Renters Card Incon	125.00	50.00	65.00	570.00	130.00	65.00	125.00	125.00	125.00	125.00	125.00	125.00	1,755.00	1,500.00
44002:Fitness Revenue	0.00	0.00	510.00	510.00	816.00	918.00	1,000.00	0.00	0.00	0.00	0.00	0.00	3,754.00	6,000.00
44003:Guest Pass Reveni	0.00	122.00	72.00	172.00	264.00	192.00	70.00	70.00	70.00	70.00	70.00	80.00	1,252.00	850.00
44014:Front Desk Service	70.25	52.20	62.60	24.15	147.25	347.80	84.00	84.00	84.00	84.00	84.00	84.00	1,208.25	1,008.00
44023:Community Events	1,089.00	(744.00)	0.00	0.00	15.00	60.00	250.00	0.00	0.00	0.00	0.00	0.00	670.00	500.00
44075:Saturday Morning C	4.03	0.00	2.00	0.00	4.00	0.00	5.00	5.00	5.00	5.00	5.00	5.00	40.03	60.00
45001:Interest Income	196.83	2,312.79	2,053.48	865.35	824.15	2,747.23	791.67	791.67	791.67	791.67	791.67	791.63	13,749.81	9,500.00
49001:Transfers to Resen	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(21,000.00)	(252,000.00)	(252,000.00)
TOTAL Other Operating Ir	(12,449.09)	(14,195.26)	(11,748.81)	(10,139.54)	(16,018.31)	(10,212.99)	(12,116.83)	(14,566.83)	(14,566.84)	(14,566.84)	(14,566.84)	(14,566.84)	(159,705.02)	(165,892.00)
TOTAL INCOME	105,041.41	103,295.24	105,741.69	107,350.96	101,472.19	107,277.51	105,373.67	102,923.67	102,923.66	102,923.66	102,923.66	102,933.66	1,250,180.98	1,243,994.00
EXPENSES														
Contracted Services														
55007:Alarm Monitoring C	321.98	321.98	321.98	339.68	339.68	339.68	375.00	375.00	375.00	375.00	375.00	375.00	4,234.98	4,500.00
55022:Janitorial Contract	703.44	2,002.58	1,247.41	1,157.50	3,181.48	1,388.85	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	15,681.26	12,000.00
55025:Landscape Contrac	18,297.60	18,297.06	18,296.52	18,845.97	18,845.97	18,845.97	18,704.75	18,704.75	18,704.75	18,704.75	18,704.75	18,704.75	223,657.59	224,457.00
55032:Pool & Spa Mainte	1,948.00	1,948.00	1,948.00	1,500.00	1,998.00	788.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	22,130.00	24,000.00
55035:Management Contr	1,470.00	1,470.00	1,470.00	1,470.00	1,470.00	1,470.00	1,544.00	1,544.00	1,544.00	1,544.00	1,544.00	1,544.00	18,084.00	18,306.00
55037:IT Maintenance Co	233.33	466.67	0.00	700.00	0.00	0.00	761.00	0.00	0.00	761.00	0.00	0.00	2,922.00	3,044.00
55047:HVAC Maint Contr	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00	0.00	0.00	3,000.00	6,000.00	12,000.00
55072:Recreation Equipm	158.33	158.33	158.33	150.01	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	1,825.00	1,800.00
55115:Exterminating Cont	235.00	235.00	235.00	235.00	235.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	3,275.00	3,600.00

Indicated Actuals
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1 Operating

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
55146:Tree Pruning Contr	0.00	0.00	0.00	0.00	24,187.00	0.00	2,083.33	2,083.33	2,083.33	2,083.33	2,083.33	2,083.37	36,687.02	25,000.00
TOTAL Contracted Serv	23,367.68	24,899.62	23,677.24	24,398.16	50,407.13	23,282.50	26,918.08	26,157.08	29,157.08	26,918.08	26,157.08	29,157.12	334,496.85	328,707.00
General & Administrative														
51005:Salaries & Wages	28,504.04	27,958.41	24,461.40	28,278.67	25,832.71	29,417.33	30,251.00	30,251.00	30,251.00	30,251.00	30,251.00	30,251.00	345,958.56	363,012.00
51025:Payroll Taxes & Be	7,010.94	6,975.38	6,259.08	7,540.32	7,120.03	7,975.72	7,563.00	7,563.00	7,563.00	7,563.00	7,563.00	7,563.00	88,259.47	90,756.00
51027:Fitness Trainer	0.00	0.00	510.00	510.00	816.00	1,734.00	1,000.00	0.00	0.00	0.00	0.00	0.00	4,570.00	6,000.00
51028:Mileage Reimb	27.88	25.86	14.50	18.42	26.99	22.68	20.00	20.00	20.00	20.00	20.00	20.00	256.33	240.00
51065:Insurance	1,969.00	2,523.25	2,523.25	4,267.25	9,499.25	789.59	2,083.33	2,083.33	2,083.33	2,083.33	2,083.33	2,083.37	34,071.61	25,000.00
51124:Printing, Postage, & f	4,254.51	629.85	492.94	412.29	947.19	495.25	1,587.00	1,583.00	1,583.00	1,583.00	1,583.00	1,583.00	16,734.03	19,000.00
51127:Dues & Subscriptio	441.08	806.92	471.35	242.12	392.38	242.12	308.33	308.33	308.33	308.33	308.33	308.37	4,445.99	3,700.00
51132:Community Service	0.00	0.00	0.00	0.00	100.00	0.00	83.33	83.33	83.33	83.33	83.33	82.67	599.32	1,000.00
51135:Office Expense	460.45	310.25	152.69	267.15	143.26	247.38	825.00	825.00	825.00	825.00	825.00	825.00	6,531.18	9,900.00
51155:Legal Fees - Gener	2,523.50	291.00	0.00	150.00	0.00	971.50	600.00	600.00	600.00	600.00	600.00	600.00	7,536.00	7,200.00
51156:Legal Fees - Collec	0.00	1,890.00	0.00	0.00	(972.00)	0.00	250.00	250.00	250.00	250.00	250.00	250.00	2,418.00	3,000.00
51165:Taxes, Licenses &	255.45	515.85	257.18	1,972.60	301.60	261.60	3,925.00	225.00	225.00	225.00	225.00	225.00	8,614.28	6,400.00
51166:Property Taxes	456.26	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	456.26	500.00
51167:Income Taxes - Sta	23.72	76.66	82.14	34.62	32.96	136.83	64.60	64.60	64.60	64.60	64.60	64.70	774.63	775.30
51168:Income Taxes - Fer	142.31	434.90	472.30	199.03	189.56	683.57	250.00	250.00	250.00	250.00	250.00	250.00	3,621.67	3,000.00
51175:Bank Charges	100.86	0.00	0.00	0.00	0.00	0.00	10.00	10.00	10.00	10.00	10.00	10.00	160.86	120.00
51195:CPA Services	291.66	291.66	1,266.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00	4,350.00	5,000.00
51205:Reserve Study	0.00	0.00	0.00	0.00	0.00	1,540.00	2,500.00	0.00	0.00	0.00	0.00	0.00	4,040.00	5,000.00
51226:Welcome Expense	0.00	0.00	0.00	13.60	13.60	379.80	250.00	0.00	0.00	0.00	0.00	0.00	657.00	500.00
51227:Bocce Senior Olym	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	1,000.00
51228 :Activities Expense	365.82	1,056.23	(1,422.05)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
51243:Food & Beverage E	227.66	326.56	162.27	96.16	133.85	194.78	200.00	200.00	200.00	200.00	200.00	200.00	2,341.28	2,400.00
51275:Equipment Lease	1,443.86	1,315.00	1,315.00	1,400.00	2,063.35	1,509.64	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	17,446.85	16,800.00
51277:Computer Repair/M	0.00	0.00	0.00	0.00	0.00	0.00	93.17	93.17	93.17	93.17	93.17	93.13	558.98	1,118.00
51290:Capital Acquisitions	0.00	0.00	0.00	0.00	0.00	0.00	1,650.00	1,650.00	1,650.00	1,650.00	1,650.00	1,669.70	9,919.70	19,819.70
51406:Activities Committe	0.00	0.00	1,849.27	957.42	2,701.16	1,322.30	1,445.00	1,445.00	1,445.00	1,445.00	1,445.00	1,445.00	15,500.15	17,340.00
51998:Master Assessmen	6,567.54	7,333.08	7,333.08	7,333.08	7,333.08	7,333.08	6,541.66	6,541.66	6,541.66	6,541.66	6,541.70	6,541.66	82,482.94	78,500.00
TOTAL General & Admini	55,066.54	52,760.86	46,201.08	53,692.73	56,674.97	55,257.17	62,900.42	55,446.42	55,446.42	55,446.42	55,446.46	57,965.60	662,305.09	687,081.00
Repairs & Maintenance														
53005:Common Area Mai	1,748.77	287.75	5,280.49	144.95	315.23	0.00	1,083.33	1,083.33	1,083.33	1,083.33	1,083.33	1,083.37	14,277.21	13,000.00
53027:Janitorial Supplies	(63.27)	0.00	12.66	170.40	(675.86)	0.00	70.00	70.00	70.00	70.00	70.00	100.00	(106.07)	967.00

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1 Operating

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
53125:Recreation Center :	475.99	54.12	262.71	316.51	93.64	766.11	250.00	250.00	350.00	250.00	250.00	350.00	3,669.08	4,000.00
53135:HVAC Repairs & S	1,177.55	(129.00)	0.00	1,124.03	0.00	0.00	166.66	166.66	166.66	166.66	166.66	166.74	3,172.62	2,000.00
53147:Fire Safety	0.00	771.50	807.58	0.00	0.00	1,044.80	500.00	0.00	500.00	0.00	0.00	0.00	3,623.88	1,000.00
53155:Fitness Equipment	0.00	4.28	2.14	0.00	500.00	0.00	250.00	250.00	250.00	250.00	250.00	250.00	2,006.42	3,000.00
53210:Pool Repairs	1,212.62	2,841.60	521.50	407.50	8,786.29	190.00	583.33	583.33	583.33	583.33	583.33	583.33	17,459.49	7,000.00
53215:Pool / Spa Supplies	649.56	590.91	471.42	398.10	408.79	625.80	875.00	875.00	875.00	875.00	875.00	875.00	8,394.58	10,500.00
53225:Sports Court R&M	0.00	0.00	0.00	0.00	439.70	44.80	41.67	41.67	41.66	41.66	41.66	41.66	734.48	500.00
53316:Irrigation Repair	407.07	29.65	469.56	0.00	2,360.18	0.00	416.67	416.67	416.66	416.66	416.66	416.66	5,766.44	5,000.00
53325:Plant & Tree Repla	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00	0.00	2,500.00	0.00	2,500.00	7,500.00	15,000.00
53345:Tree Pruning	30.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30.00	0.00
53355:Granite Replaceme	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	0.00	5,000.00	5,000.00
53506:Recreation Center I	175.55	478.62	1,534.43	757.22	1,564.18	499.87	500.00	500.00	500.00	500.00	500.00	500.00	8,009.87	6,000.00
53515:Backflow Inspector	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00	0.00	0.00	0.00	0.00	1,500.00	1,500.00
TOTAL Repairs & Mainte	5,813.84	4,929.43	9,362.49	3,318.71	13,792.15	3,171.38	4,736.66	8,236.66	4,836.64	6,736.64	9,236.64	6,866.76	81,038.00	74,467.00
Utilities														
52005:Electricity	4,264.75	3,454.88	3,298.29	3,480.07	3,092.93	3,087.26	4,250.00	4,250.00	4,250.00	4,250.00	4,250.00	4,250.00	46,178.18	51,000.00
52025:Water & Sewer	1,248.17	1,832.08	1,130.26	621.89	1,794.94	1,649.71	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	14,277.05	12,000.00
52026:Water - Landscape	1,690.98	1,288.87	5,126.13	2,511.02	3,127.91	2,000.16	2,500.00	3,500.00	4,880.00	5,350.00	8,330.00	1,840.00	42,145.07	42,000.00
52045:Gas	833.59	2,247.29	4,775.60	5,728.95	6,608.05	5,116.66	2,600.00	2,600.00	2,600.00	2,500.00	2,600.00	3,339.00	41,549.14	32,739.00
52056:Cell Phone	160.00	160.00	160.00	160.00	160.00	160.00	100.00	100.00	100.00	100.00	100.00	100.00	1,560.00	1,200.00
52058:Cable/Data/Phone	706.31	120.94	688.72	707.60	726.40	574.33	683.33	683.33	683.33	683.33	683.33	683.37	7,624.32	8,200.00
52075:Sanitation	604.06	604.06	752.83	550.00	202.83	752.83	550.00	550.00	550.00	550.00	550.00	550.00	6,766.61	6,600.00
TOTAL Utilities	9,507.86	9,708.12	15,931.83	13,759.53	15,713.06	13,340.95	11,683.33	12,683.33	14,063.33	14,433.33	17,513.33	11,762.37	160,100.37	153,739.00
TOTAL EXPENSES	93,755.92	92,298.03	95,172.64	95,169.13	136,587.31	95,052.00	106,238.49	102,523.49	103,503.47	103,534.47	108,353.51	105,751.85	1,237,940.31	1,243,994.00
Net Revenue / Expense	11,285.49	10,997.21	10,569.05	12,181.83	(35,115.12)	12,225.51	(864.82)	400.18	(579.81)	(610.81)	(5,429.85)	(2,818.19)	12,240.67	0.00

Indicated Actuals
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2 Reserve

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
INCOME														
Reserve Income														
85001:Reserve Interest	6,405.14	4,561.01	7,251.42	7,147.90	7,422.73	8,039.05	3,809.18	3,788.66	3,672.13	3,483.81	3,545.02	3,606.38	62,732.43	44,155.05
89001:Transfers from Ope	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	21,000.00	252,000.00	252,000.00
89279:Income Taxes - Fer	(970.31)	(1,551.90)	(1,667.83)	(1,644.02)	(1,321.98)	(2,586.72)	(970.31)	(970.31)	(970.31)	(970.31)	(970.31)	(970.34)	(15,564.65)	(11,643.75)
89280:Income Taxes - Sta	(161.75)	(276.90)	(290.05)	(285.92)	(229.91)	(572.36)	(161.75)	(161.75)	(161.75)	(161.75)	(161.75)	(161.75)	(2,787.39)	(1,941.00)
TOTAL Reserve Income	26,273.08	23,732.21	26,293.54	26,217.96	26,870.84	25,879.97	23,677.12	23,656.60	23,540.07	23,351.75	23,412.96	23,474.29	296,380.39	282,570.30
TOTAL INCOME	26,273.08	23,732.21	26,293.54	26,217.96	26,870.84	25,879.97	23,677.12	23,656.60	23,540.07	23,351.75	23,412.96	23,474.29	296,380.39	282,570.30
EXPENSES														
Reserve Expense														
91010:Paint - Stucco Wall	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	18,800.00
91014:Block Wall Repairs	0.00	0.00	0.00	0.00	2,450.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,450.00	0.00
91022:Painting - Walls	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	22,400.00
91091:Concrete Repairs	0.00	0.00	0.00	0.00	4,910.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,910.00	0.00
91488:Park Furniture Repl	488.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	488.70	0.00
91827:Pool Pump Replac	0.00	4,435.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,435.00	0.00
91882:561 Maintenance C	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	6,000.00
91883:Pool Umbrellas Rej	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	2,700.00
91906:Trash Gates Repla	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	2,400.00
91907:Bocce Ball Shades	0.00	5,840.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,840.00	0.00
91911:Drip Irrigation VCtr	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	16,700.00
91912:Drip Irrigation VCtr	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	8,210.00
91913:Exterior Lights Rep	0.00	0.00	0.00	0.00	0.00	15,555.00	0.00	54,000.00	0.00	0.00	0.00	0.00	69,555.00	54,000.00
91915:Door Openers Repl	0.00	0.00	0.00	8,518.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,518.50	0.00
91916:1140 Racquet Rest	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,400.00	0.00	0.00	0.00	0.00	17,400.00	17,400.00
91917:1180 Building Paint	0.00	0.00	0.00	0.00	0.00	61,285.58	0.00	0.00	100,000.00	0.00	0.00	0.00	161,285.58	100,000.00
92001:140 Metal Surfaces	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	9,100.00
92002:344 Backflow Valve	0.00	9,279.54	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,279.54	0.00
92005:414 Drinking Fount.	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
92010:510 Metal Rails	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	2,300.00
92012:606 Metal & Stucc	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	7,700.00
92016:628 Patio Furniture	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	3,900.00
92031:932 Fiesta Chairs	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00	0.00	0.00	0.00	0.00	0.00	30,000.00	30,000.00
92036:1026 Window Blind	0.00	0.00	0.00	0.00	0.00	0.00	3,020.00	0.00	0.00	0.00	0.00	0.00	3,020.00	3,020.00

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Period 3/1/2024 To 3/31/2024 11:59:00 PM

2 Reserve

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
TOTAL Reserve Expense	488.70	19,554.54	0.00	8,518.50	7,360.00	76,840.58	33,020.00	71,400.00	100,000.00	0.00	0.00	0.00	317,182.32	308,430.00
TOTAL EXPENSES	488.70	19,554.54	0.00	8,518.50	7,360.00	76,840.58	33,020.00	71,400.00	100,000.00	0.00	0.00	0.00	317,182.32	308,430.00
Net Revenue / Expense	25,784.38	4,177.67	26,293.54	17,699.46	19,510.84	(50,960.61)	(9,342.88)	(47,743.40)	(76,459.93)	23,351.75	23,412.96	23,474.29	(20,801.93)	(25,859.70)

Indicated Actuals
Sunflower

Period 3/1/2024 To 3/31/2024 11:59:00 PM

3 Community Improvement Fund

	October	November	December	January	February	March	April	May	June	July	August	September	Total	Budget
INCOME														
Reserve Income														
65001:CIF Interest Income	427.08	445.72	540.79	526.94	54.97	1,330.84	0.00	0.00	0.00	0.00	0.00	0.00	3,326.34	0.00
81047:Community Improv	0.00	2,916.00	4,374.00	8,748.00	5,832.00	4,374.00	0.00	0.00	0.00	0.00	0.00	0.00	26,244.00	0.00
89279:Income Taxes - Fed	(181.13)	(19.61)	(124.39)	(121.19)	(12.65)	(371.89)	(181.13)	(181.13)	(181.13)	(181.13)	(181.13)	(181.07)	(1,917.58)	(2,173.50)
89280:Income Taxes - Sta	(30.19)	(4.72)	(21.63)	(21.08)	(2.20)	(87.53)	(30.19)	(30.19)	(30.19)	(30.19)	(30.19)	(30.23)	(348.53)	(362.32)
TOTAL Reserve Income	215.76	3,337.39	4,768.77	9,132.67	5,872.12	5,245.42	(211.32)	(211.32)	(211.32)	(211.32)	(211.32)	(211.30)	27,304.23	(2,535.82)
TOTAL INCOME	215.76	3,337.39	4,768.77	9,132.67	5,872.12	5,245.42	(211.32)	(211.32)	(211.32)	(211.32)	(211.32)	(211.30)	27,304.23	(2,535.82)
EXPENSES														
Reserve Expense														
91055:Smartscape/Irrigati	0.00	5,400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,400.00	71,500.00
TOTAL Reserve Expense	0.00	5,400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,400.00	71,500.00
TOTAL EXPENSES	0.00	5,400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,400.00	71,500.00
Net Revenue / Expense	215.76	(2,062.61)	4,768.77	9,132.67	5,872.12	5,245.42	(211.32)	(211.32)	(211.32)	(211.32)	(211.32)	(211.30)	21,904.23	(74,035.82)

April 5, 2024

Attn: Lisa sak
 Community Manager
 Sunflower Community Association
 (520) 572-9780
 lsak@associatedasset.com



Re: Sunflower Community – Community Tree Install

We Beautify the World

We hereby submit the following proposal per your request to install 18 trees throughout the community as indicated on map in the Sunflower Community RFP dated 03/20/24. Included in this proposal is labor, equipment, materials and clean up to complete the project, as stated herein, and in the following below. Upon acceptance, this proposal must be included as an exhibit in any contract issued to AAA Landscape for this work.

Scope of Work:

Each tree installed will have a shallow berm created around it.
 Minor irrigation components will be added to each tree. Pricing reflects existing irrigation is viable.
 Each tree will carry a 1 year warranty. See warranty information below.

Quantity	Unit	Description	Unit Price	Extended Price
1	each	24-inch box Arizona Ash	\$ 422.00	\$ 422.00
1	each	24-inch box Blackbrush Acacia*	\$ 450.00	\$ 450.00
1	each	24-inch box Cat Claw Acacia	\$ 422.00	\$ 422.00
1	each	24-inch box Canyon Hackberry	\$ 422.00	\$ 422.00
4	each	24-inch box Desert Willow	\$ 422.00	\$ 1,688.00
1	each	24-inch box Fruitless Olive	\$ 422.00	\$ 422.00
1	each	24-inch box Honey Mesquite	\$ 422.00	\$ 422.00
4	each	24-inch box Ironwood	\$ 422.00	\$ 1,688.00
2	each	24-inch box Live Oak*	\$ 450.00	\$ 900.00
1	each	24-inch box Palo Verde	\$ 422.00	\$ 422.00
1	each	24-inch box Screwbean Mesquite	\$ 422.00	\$ 422.00
1	lsum	Irrigation Materials	\$ 620.00	\$ 620.00
			Total	\$ 8,300.00

*Specialty tree, schedule A pricing does not apply.
 24-inch box trees are subject to availability.

CLARIFICATIONS

- As of January 1st of 2015, retail sales tax will no longer be listed on your proposal as a separate line item. It will be included in the material cost as by defined the Arizona Department of Revenue.
- This proposal MUST be made an exhibit in any contract awarded to AAA LANDSCAPE.
- Owner requested increases or decreases in the quantities of the unit priced items (if applicable) will be re-priced in accordance with current pricing at the time of the contract change order.
- Proposal pricing is based on scheduled work being completed during one mobilization. Should any of this work be approved and scheduled in part, current proposal pricing is subject to change.
- Changes to the above scope of work, materials, and/or proposal pricing MUST be approved prior to project scheduling by AAA Landscape's Enhancements Manager.
- Dust Control Permits and Traffic Control Permits are not included in this proposal. If needed, either or both will be provided at an additional cost.
- If applicable to the scope of work, plant material species and sizes may change depending on market availability at time of planting.
- An effort will be made for granite colors to "match existing" but colors may not match exactly due to length of time existing materials have been on the ground and the change in blasting locations at the rock quarries.
- Any additional work not covered in the scope of work will be billed through T&M rates.
- Due to unavoidable circumstances, scheduling may change without prior notification.
- AAA Landscape is not responsible for damages to sidewalks, driveways, and curbing that are existing or that are damaged by other trades.

AAA LANDSCAPE WARRANTY

AAA LANDSCAPE will replace – upon notice by Owner in writing – any material installed which is defective due to poor quality material or workmanship. This Warranty takes effect upon substantial completion of areas when accepted. This Warranty does not cover damage caused by others, or damage or loss beyond the control of AAA LANDSCAPE. AAA Landscape is not responsible for damage due to lack of water, poor soil conditions, rodents, vandalism, and/or "ACTS OF NATURE" including frost damage.

Phoenix Office
 3747 E. Southern Ave.
 Phoenix, AZ 85040
 P 602.437.2690

Tucson Office
 4742 N. Romero Rd.
 Tucson, AZ 85705
 P 520.696.3223

aaandscape.com

TERMS OF PAYMENT

All invoices are due in full net 30 from date of invoice. If payment is not received within stated time, AAA Landscape reserves the right to charge a 1.5% fee per month, or minimum of \$5.00, whichever is greater. If payment is not received and additional costs are incurred by AAA Landscape, client agrees to reimburse AAA Landscape for all costs incurred because of non-payment. Please note that a convenience fee of 3% will be applied to all credit card transactions to cover the cost of processing. This fee is non-refundable and will be indicated on your payment receipt. We appreciate your understanding and continued partnership.

PROGRESS BILLING

If the contract amount is greater than \$100,000.00 then AAA Landscape will submit a progress billing in 30-day increments of work completed until project is 100% complete.

EXCLUSIONS (UNLESS SPECIFIED IN THE SCOPE OF WORK)

- Removal of any debris or concrete left by other trades
- Protection of existing plants during construction/service by other trades
- Sand bedding of laterals / mainline
- Overtime or accelerated schedule
- Repair of existing landscape, lighting and irrigation in surrounding areas
- Repair of damaged hardscape (sidewalks, driveways and curbing)
- Permits and bonds
- Electrical power to controller and associated fees
- Fencing/Walls/Hardscape
- Clearing/Grubbing/Weed Eradication
- Excavation in hard-pan/caliche/bed rock
- Import/Export soil/rock
- Traffic control and dust control
- Mold and water intrusion
- Damage to wiring during demolition phase
- Cut/Patch/Boring under asphalt or concrete
- Cost of water meter and associated fees
- Not responsible for existing unknown utilities not marked by Blue Stakes

If you have any questions and/or need additional information, contact Dale Barranger at (520) 461-2936 Upon acceptance of this proposal, please sign where indicated and return the signed copy via email at tucsonenhancements@aaalandscape.com. When your signed acceptance is received, your project will be scheduled.

Thank you,

Dale Barranger
Tucson Enhancements Division Manager

cc: KR 24 24 1164 Sunflower Community CR 04

Note: This proposal expires in 30 calendar days.

Acceptance of this proposal - The above prices, specifications, and conditions are satisfactory and are hereby accepted. You, the client, authorized AAA Landscape to do the work as specified. *"Pursuant to Arizona law we are required to inform you of your right to file a written complaint with the Registrar of Contractors for an alleged violation of Arizona Revised Statutes section 32-1154, subsection A. Any complaints must be made within the applicable time period as set forth in section 32-1155, Subsection "A".* The ROC can be contacted at (602) 542-1525 or emailed to <http://www.azroc.gov>. We request that if any portion of our work is unsatisfactory that you notify us prior to filing a complaint so we can attempt to resolve any concerns."

Authorized Signature _____ Date of Acceptance _____
Client Representative



MVN Inc. North Tucson

13300 N Postvale Road
Marana, Arizona 85653
520-231-4665

Sales Agreement

Sales Agreement #: 570
Account #: 000620005742
Page: 1 of 1
Date: 3/21/2024
Time: 1:37:56 PM
Cashier: tompowell
Register #: 3

Bill To: Lisa Sak
Sunflower Community
9401 N Sunflower Park Dr
Tucson, AZ 85743
5205729780

Ship To: Lisa Sak
Sunflower Community
9401 N Sunflower Park Dr
Tucson, AZ 85743
5205729780

Rep	Description	Quantity	Price	Extended
tompowell	Get To The Job (Choose Date)	1	\$249.99	\$249.99
	https://www.moonvalleynurseries.com/planting-checklist/ Customer Gate Code:			
tompowell	Call 811	1	\$0.00	\$0.00
	Moon Valley Nurseries will call 811 to mark major utilities. Customer to flag yard before inspection. For more information, Visit call811.com			
tompowell	Huge 1yr Protection Plan	18	\$150.00	\$2,700.00
	For WEATHER PROTECTION PROGRAM terms and conditions, please visit: https://www.moonvalleynurseries.com/extended-weather-protection			
tompowell	Desert Willow (Huge) PS	4	\$1,234.99	\$4,939.96
tompowell	Ironwood (Huge) PS	4	\$1,234.99	\$4,939.96
tompowell	Mesquite Chilean (Huge) PS	2	\$1,234.99	\$2,469.98
tompowell	Ash Arizona (Huge) PS	4	\$1,234.99	\$4,939.96
tompowell	Palo Verde Blue (Huge) PS	1	\$1,234.99	\$1,234.99
tompowell	Oak Southern Live (Huge) PS	2	\$1,234.99	\$2,469.98
tompowell	Olive Fruitless Std (Huge) PS	1	\$1,234.99	\$1,234.99
tompowell	NOTES	1	\$0.00	\$0.00
	This quote contains pricing for Moon Valley Nursery 36 spec. 6-8 yr old trees at our bundle pricing.			
tompowell	Moon Juice 1 Gallon	8	\$49.99	\$399.92
tompowell	Marketing BOGO Promotion	4	(\$49.99)	(\$199.96)
tompowell	Moon Valley Soil & Water Condi	2	\$49.99	\$99.98

Sub Total \$25,479.75
Sales Tax \$1,937.56
Total \$27,417.31

Change Due \$0.00

I AGREE TO ALL TERMS AND CONDITIONS
ON THE BACK OF THE INVOICE

X
Thank you for shopping Moon Valley Nursery





MVN Inc. North Tucson

13300 N Postvale Road
 Marana, Arizona 85653
 520-231-4665

Sales Agreement

Sales Agreement #: 570
 Account #: 000620005742
 Page: 1 of 1
 Date: 3/21/2024
 Time: 1:13:06 PM
 Cashier: tompowell
 Register #: 3

Bill To: Lisa Sak
 Sunflower Community
 9401 N Sunflower Park Dr
 Tucson, AZ 85743
 5205729780

Ship To: Lisa Sak
 Sunflower Community
 9401 N Sunflower Park Dr
 Tucson, AZ 85743
 6206729780

Rep	Description	Quantity	Price	Extended
tompowell	Get To The Job (Choose Date)	1	\$249.99	\$249.99
	https://www.moonvalleynurseries.com/planting-checklist/ Customer Gate Code:			
tompowell	Call 811	1	\$0.00	\$0.00
	Moon Valley Nurseries will call 811 to mark major utilities. Customer to flag yard before inspection. For more information, visit call811.com			
tompowell	Super 1yr Protection Plan	18	\$75.00	\$1,350.00
	For WEATHER PROTECTION PROGRAM terms and conditions, please visit: https://www.moonvalleynurseries.com/extended-weather-protection			
tompowell	Desert Willow (Super) PS	4	\$380.00	\$1,520.00
tompowell	Ironwood (Super) PS	4	\$380.00	\$1,520.00
tompowell	Mesquite Chilean (Super) PS	2	\$380.00	\$760.00
tompowell	Ash Arizona (Super) PS	4	\$380.00	\$1,520.00
tompowell	Palo Verde Blue (Super) PS	1	\$380.00	\$380.00
tompowell	Oak Southern Live (Super) PS	2	\$380.00	\$760.00
tompowell	Olive Fruitless Std (Super) PS	1	\$380.00	\$380.00
tompowell	NOTES			
	This quote contains pricing for Moon Valley Nursery 24 spec. 3-5 yr old trees at our bundle pricing.			
tompowell	Moon Juice 1 Gallon	8	\$49.99	\$399.92
tompowell	Marketing BOGO Promotion	4	(\$49.99)	(\$199.96)
tompowell	Moon Valley Soil & Water Condi	2	\$49.99	\$99.98

Sub Total \$8,739.93
 Sales Tax \$614.04
 Total \$9,353.97

Change Due \$0.00

I AGREE TO ALL TERMS AND CONDITIONS ON THE BACK OF THE INVOICE

X _____
 Thank you for shopping Moon Valley Nursery





Sunflower Architectural Review Committee ARC LOG # _____

LANDSCAPE CHANGES REQUEST APPLICATION & CHECKLIST

Submittal Date:	Review Date:	LOT_#
Homeowner's Name:		Phone:
Sunflower Address:		
Email Address:		

**THE FOLLOWING INFORMATION IS NEEDED FOR APPROVAL
W/ COMPLETED DRAWINGS ATTACHED.**

To make your application go more smoothly please answer the following questions:

Drawing of yard attached? Y / N Measurements included? Y / N

Location: Circle all areas of change: Front yard / Back yard / side yard Rt / Side yard Lt

Existing plant removal? Y / N List plants being removed below

Drawing shows where these plants are currently located? Y / N



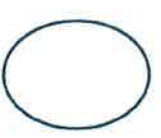
Adding New plants? List below. Y / N Drawing shows where will new plants be added? Y / N

What kind of irrigation will be used? _____ Meets 24" dwelling setback? Y / N

Reminders: To prevent damage
Trees must be planted at least 5' from buildings and property lines and
No landscape plantings may be installed within eighteen inches (18") of any wall.

Plants being removed:	Plants being added:

Please use these symbols to identify plantings on drawings:

 Existing Plantings	 Existing Plantings to be removed	 Proposed New Plantings
--	---	---

Please turn in this completed form with drawings and any additional information to the Community Center desk.

The following items are taken from SUNFLOWER RESIDENTIAL DESIGN GUIDELINES REVISION "F" dated 1-18-2023 Section III Modifications Item B Landscaping Requirements. Please review for additional information. (1-5 of 10 shown here)

It is the responsibility of the individual homeowner to provide and maintain full landscaping in all front, side and back yards in accordance with the following requirements:

1. For purpose of interpreting these documents, the front yard and a street side yard are considered to be the area of view from the street that intersects the front driveway, and include exterior walls of the home, front patio, window shelf, masonry seat or accent walls, etc. The front entryway is treated separately in paragraph 19.
2. Plans for extensive modification or renovation of existing residential landscaping must be submitted to the ARC for approval prior to the start of work. Plans must contain the minimum number of plants called for in paragraph 5 of this section.
3. The use of native or compatible drought-tolerant species is recommended for all minimum yard landscaping. CITRUS TREES ARE PERMISSIBLE WITHIN THE CONFINES OF THE REAR YARD ONLY. A list of the disapproved plantings, accompanied by explanations and other pertinent information, is set forth in Appendix "E".
4. It is suggested that all landscape plantings be maintained by a fully automatic underground watering system unless a landscape plan is specifically designed not to require supplemental watering. Irrigation systems that use drip emitters, instead of spray heads or bubblers, are highly encouraged. When it is necessary to use sprinklers, care must be taken to avoid over spray on hardscape, structures, windows or adjoining property. It is a violation of these Design Guidelines to allow any watering system to encroach on or to drain onto another adjoining property or under a Party Wall or a Common Wall. No landscape plantings or watering systems may be installed within twenty four inches (24") of the foundation of the Dwelling unit or eighteen inches (18") from a Party Wall or Common Wall.
5. Lots are classified into three (3) categories: (1) Interior, Cul-de-sac/ Oversized lots, (2) Corner lots and (3) Narrow Front lots..

THIS APPLICATION REQUIRES THE SIGNATURE OF THE HOMEOWNER. THE UNDERSIGNED ACKNOWLEDGES THAT IF ANY WORK HAS COMMENCED PRIOR TO THE APPROVAL OF THE ARC, HE/SHE WILL BE LIABLE FOR ALL COSTS NECESSARY TO BRING THE WORK INTO COMPLIANCE WITH THE CC&R'S (DECLARATION) OR DESIGN GUIDELINES. BY SIGNING THIS APPLICATION FORM, I, THE HOMEOWNER, GIVE AUTHORIZATION TO THE ARC TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTING ALL WORK IDENTIFIED ON THE APPLICATION AS BEING SATISFACTORILY COMPLETED.

NOTE: ALL GOVERNING DOCUMENTS OF CONTINENTAL RANCH APPLY TO SUNFLOWER

Homeowner's Signature _____ **Date** _____

THIS APPROVAL DOES NOT RELIEVE THE HOMEOWNER FROM ALL CC&R AND SUNFLOWER DESIGN GUIDELINE REQUIREMENTS, NOR DOES IT CONSTITUTE APPROVAL AS TO COMPLIANCE WITH APPLICABLE ARIZONA LAW, PIMA COUNTY AND/OR TOWN OF MARANA BUILDING AND SAFETY REQUIREMENTS OR ZONING ORDINANCES.

ARC ACTION TAKEN

- Approved (the request submitted is approved as is)**
- Approved as Noted (the document submitted is Conditionally approved subject to conditions)**
- Document is held pending further information requested of applicant**
- DISAPPROVED -- REASON:** _____ **Date:** _____

Committee Member Signatures: _____ **Date:** _____
Conditions:

Homeowner copy must be picked up at the Community Center desk after action taken by ARC

Revised 5-01-07 – Revised 12-21-10 – Revised 5-17-11 – Revised 5-13-22 Revised 10-04-22 -Revised 12-20-22 - Revised 03-10-23

INTERIOR, CUL-DE-SAC and OVERSIZED LOTS

Front Yard. A total of 10 plants:

- (6) 1-gallon size shrubs, plus
- (3) 5-gallon size shrubs, plus
- (1) 24"-box size tree or approved substitute.

CORNER LOT

Front Yard. A total of 12 plants:

- (6) 1-gallon size shrub, plus
- (?) 5-gallon size shrubs, plus - doesn't have number in guidelines
- (1) 15-gallon size tree, plus
- (1) 24"-box size tree or approved substitute.

For corner lots only, any side yard area(s) will be included in the front yard area in applying minimum requirements.

NARROW FRONT LOT (45 feet or less street frontage)

Front Yard. A total of 6 plants:

- (3) 1-gallon size shrubs, plus
- (1) 5-gallon size shrubs, plus
- (1) 24"-box size tree or approved substitute.

This only equals 5... need clarification

Other Notes:

- Additional plants may be required to cover bare areas of large or irregular shaped lots. The Architectural Review Committee may require one (1) five- gallon plant per 500 sq. ft. or more plants if required to adequately cover the area in question.
- Trees with shallow and/or invasive roots planted within five (5) feet from concrete walks, patios, driveways and other concrete features are to include root barriers.
- A saguaro, organ pipe cactus or ocotillo, all a minimum of 5 feet tall, may be planted in lieu of a 24" boxed tree in the front yard.
- Citrus trees shall be planted in the confines of the rear yard only.



Sunflower Architectural Review Committee

ARC LOG # _____

PAINTING REQUEST APPLICATION & CHECKLIST

Submittal Date:	Review Date:	LOT_#
Homeowner's Name:		Phone:
Sunflower Address:		
Email Address:		

THE FOLLOWING INFORMATION IS NEEDED FOR APPROVAL WITH SAMPLE CHIPS ATTACHED.

Location	Manufacturer	Color Name	Number	Sample attached	In Design Guide Y/N
Body Color:				Y / N	Y / N
Trim Color:				Y / N	Y / N
Pop-out Color:				Y / N	Y / N
Front Door Color:				Y / N	Y / N
Shutters Color:				Y / N	Y / N
Gate Trim Color:				Y / N	Y / N
Privacy Door Color:				Y / N	Y / N
Garage Door Color:				Y / N	Y / N

- When repainting a dwelling unit, colors must be compatible with the theme of the community. At least two complementary colors must be selected, and up to 3 may be used.
- Color samples must be submitted with the ARC application to the ARC for approval.
- Examples of exterior color paint chips are available in the *Sunflower Community Exterior Paint Book* available at the Reception desk.
- Garage doors may be painted with only *House Body Colors*, newly installed doors may be Almond, Walnut (color, not the wood) or Sandstone. No white Garage doors will be approved.
- ***Paint chip samples for each color that you are seeking approval must be submitted with the ARC application.***

Please turn in this form with chips and any additional information to the Community Center desk.

Design guidelines, Article IV, Section B, 1, a; Dwelling Unit: See Article iv, Section B, 1.b; House Painting refer to paint book at the Center.

THIS APPLICATION REQUIRES THE SIGNATURE OF THE HOMEOWNER. THE UNDERSIGNED ACKNOWLEDGES THAT IF ANY WORK HAS COMMENCED PRIOR TO THE APPROVAL OF THE ARC, HE/SHE WILL BE LIABLE FOR ALL COSTS NECESSARY TO BRING THE WORK INTO COMPLIANCE WITH THE CC&R'S (DECLARATION) OR DESIGN GUIDELINES. BY SIGNING THIS APPLICATION FORM, I, THE HOMEOWNER, GIVE AUTHORIZATION TO THE ARC TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTING ALL WORK IDENTIFIED ON THE APPLICATION AS BEING SATISFACTORILY COMPLETED.

NOTE: ALL GOVERNING DOCUMENTS OF CONTINENTAL RANCH APPLY TO SUNFLOWER

Homeowner's Signature _____ Date _____

THIS APPROVAL DOES NOT RELIEVE THE HOMEOWNER FROM ALL CC&R AND SUNFLOWER DESIGN GUIDELINE REQUIREMENTS, NOR DOES IT CONSTITUTE APPROVAL AS TO COMPLIANCE WITH APPLICABLE ARIZONA LAW, PIMA COUNTY AND/OR TOWN OF MARANA BUILDING AND SAFETY REQUIREMENTS OR ZONING ORDINANCES.

ARC ACTION TAKEN

- Approved (the request submitted is approved as is)**
- Approved as Noted (the document submitted is Conditionally approved subject to conditions)**
- Document is held pending further information requested of applicant**
- DISAPPROVED -- REASON: _____ Date: _____**

Committee Member Signatures: _____ Date: _____

Conditions:

Homeowner copy must be picked up at the Community Center desk after action taken by ARC

Revised 5-01-07 – Revised 12-21-10 – Revised 5-17-11 – Revised 5-13-22 Revised 10-04-22 -Revised 12-20-22 - Revised 03-10-23



Sunflower Architectural Review Committee SOLAR REQUEST APPLICATION & CHECKLIST

ARC LOG # _____

Submittal Date:	Review Date:	LOT_#
Homeowner's Name:		Phone:
Sunflower Address:		
Email Address:		

THE FOLLOWING INFORMATION IS NEEDED FOR APPROVAL WITH DRAWINGS ATTACHED.

THIS APPLICATION REQUIRES THE SIGNATURE OF THE HOMEOWNER. THE UNDERSIGNED ACKNOWLEDGES THAT IF ANY WORK HAS COMMENCED PRIOR TO THE APPROVAL OF THE ARC, HE/SHE WILL BE LIABLE FOR ALL COSTS NECESSARY TO BRING THE WORK INTO COMPLIANCE WITH THE CC&R'S (DECLARATION) OR DESIGN GUIDELINES. BY SIGNING THIS APPLICATION FORM, I, THE HOMEOWNER, GIVE AUTHORIZATION TO THE ARC TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTING ALL WORK IDENTIFIED ON THE APPLICATION AS BEING SATISFACTORILY COMPLETED.

NOTE: ALL GOVERNING DOCUMENTS OF CONTINENTAL RANCH APPLY TO SUNFLOWER

Homeowner's Signature _____ Date _____

THIS APPROVAL DOES NOT RELIEVE THE HOMEOWNER FROM ALL CC&R AND SUNFLOWER DESIGN GUIDELINE REQUIREMENTS, NOR DOES IT CONSTITUTE APPROVAL AS TO COMPLIANCE WITH APPLICABLE ARIZONA LAW, PIMA COUNTY AND/OR TOWN OF MARANA BUILDING AND SAFETY REQUIREMENTS OR ZONING ORDINANCES.

ARC ACTION TAKEN

- Approved (the request submitted is approved as is)
- Approved as Noted (the document submitted is Conditionally approved subject to conditions)
- Document is held pending further information requested of applicant

DISAPPROVED -- REASON: _____ **Date:** _____

Committee Member Signatures: _____ **Date:** _____

Conditions:

Homeowner copy must be picked up at the Community Center desk after action taken by ARC

Revised 5-01-07 – Revised 12-21-10 – Revised 5-17-11 – Revised 5-13-22 Revised 10-04-22 -Revised 12-20-22 - Revised 03-10-23



Sunflower Architectural Review Committee
APPLICATION & CHECKLIST

ARC LOG # _____

Submittal Date:	Review Date:	LOT_#
Homeowner's Name:		Phone:
Sunflower Address:		
Email Address:		

Nature of Review/Approval Request: (Check one of the following)

- △ 1. Any addition to existing dwelling room addition / patio enclosure
ALL ADDITIONS MUST BE ACCOMPANIED BY ARCHITECTURAL PLANS & A LOCAL BUILDING PERMIT

Addition Details:

- △ 2. Patio Covers / Patio Screening / Window Sun Screens

- △ 3. Pool / Spa / Jacuzzi

- △ 4. Antenna or Dish

- △ 5. Re-submittal for approval regarding number _____ above

- △ 6. All Other requests:

Landscape Plans - Please use Landscape Request Application
Painting Requests - Please use Painting Request Application
Patios, Walls, Fencing, Gates and Concrete work - Please use Patios, Walls, Fencing, Gates and Concrete work Application

THIS APPLICATION REQUIRES THE SIGNATURE OF THE HOMEOWNER. THE UNDERSIGNED ACKNOWLEDGES THAT IF ANY WORK HAS COMMENCED PRIOR TO THE APPROVAL OF THE ARC, HE/SHE WILL BE LIABLE FOR ALL COSTS NECESSARY TO BRING THE WORK INTO COMPLIANCE WITH THE CC&R'S (DECLARATION) OR DESIGN GUIDELINES. BY SIGNING THIS APPLICATION FORM, I, THE HOMEOWNER, GIVE AUTHORIZATION TO THE ARC TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTING ALL WORK IDENTIFIED ON THE APPLICATION AS BEING SATISFACTORILY COMPLETED.

NOTE: ALL GOVERNING DOCUMENTS OF CONTINENTAL RANCH APPLY TO SUNFLOWER

Homeowner's Signature _____ **Date** _____

THIS APPROVAL DOES NOT RELIEVE THE HOMEOWNER FROM ALL CC&R AND SUNFLOWER DESIGN GUIDELINE REQUIREMENTS, NOR DOES IT CONSTITUTE APPROVAL AS TO COMPLIANCE WITH APPLICABLE ARIZONA LAW, PIMA COUNTY AND/OR TOWN OF MARANA BUILDING AND SAFETY REQUIREMENTS OR ZONING ORDINANCES.

ARC ACTION TAKEN

- Approved (the request submitted is approved as is)**
- Approved as Noted (the document submitted is Conditionally approved subject to conditions)**
- Document is held pending further information requested of applicant**
- DISAPPROVED -- REASON:** _____ **Date:** _____

Committee Member Signatures: _____ **Date:** _____

Other Information / Conditions:

Homeowner copy must be picked up at the Community Center desk after action taken by ARC

Revised 5-01-07 – Revised 12-21-10 – Revised 5-17-11 – Revised 5-13-22 Revised 10-04-22 -Revised 12-20-22 - Revised 03-10-23



Sunflower Architectural Review Committee

PATIOS, WALLS, FENCING, GATES and CONCRETE WORK

CHANGE REQUEST: APPLICATION & CHECKLIST

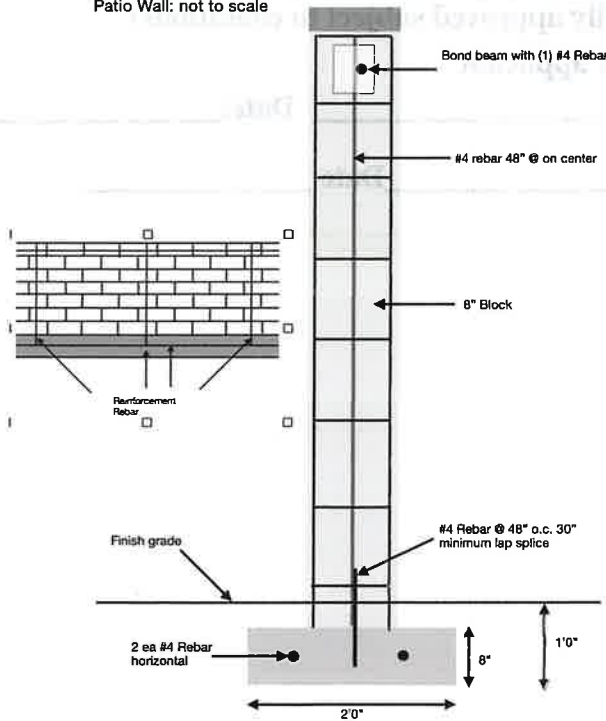
ARC LOG # _____

Submittal Date:	Review Date:	LOT #
Homeowner's Name:		Phone:
Sunflower Address:		
Email Address:		

THE FOLLOWING INFORMATION IS NEEDED FOR APPROVAL AND MUST INCLUDE PHOTOS AND/OR DRAWINGS WITH MEASUREMENTS SHOWN.

The following guidelines are for information only, and should be verified with your contractor

Patio Wall: not to scale



Important Information:

If your wall will be over 5' a licensed professional building contractor is required, and a building permit from the Town of Marana is **required** to be submitted with your Sunflower Architectural Review Committee (ARC) application.

Guidelines for filling out the ARC application:

Is your wall (new or extended) along a property line? If **yes** ARC will **require** a approval letter from all abutting neighbors.

Photos and/or a sketch of your property with the location of the wall and measurements are **required** for approval and will help avoid delays.

Block wall Details:	Wrought Iron Fencing Details:	Wrought Iron Gate Details:
Color:	Color:	Color:
Size of Block:	Height:	Height:
Height:	Length:	Width:
Length:		

Please turn in this form with drawings, plot plans and/or photos as well as any other information you may have regarding your request to the Community Center desk.

For additional information refer to Sunflower Residential Design Guidelines REVISION "F" dated 1-18-2023
Article III, Section C - Walls and Fences

THIS APPLICATION REQUIRES THE SIGNATURE OF THE HOMEOWNER. THE UNDERSIGNED ACKNOWLEDGES THAT IF ANY WORK HAS COMMENCED PRIOR TO THE APPROVAL OF THE ARC, HE/SHE WILL BE LIABLE FOR ALL COSTS NECESSARY TO BRING THE WORK INTO COMPLIANCE WITH THE CC&R'S (DECLARATION) OR DESIGN GUIDELINES. BY SIGNING THIS APPLICATION FORM, I, THE HOMEOWNER, GIVE AUTHORIZATION TO THE ARC TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTING ALL WORK IDENTIFIED ON THE APPLICATION AS BEING SATISFACTORILY COMPLETED.

NOTE: ALL GOVERNING DOCUMENTS OF CONTINENTAL RANCH APPLY TO SUNFLOWER

Homeowner's Signature _____ Date _____

THIS APPROVAL DOES NOT RELIEVE THE HOMEOWNER FROM ALL CC&R AND SUNFLOWER DESIGN GUIDELINE REQUIREMENTS, NOR DOES IT CONSTITUTE APPROVAL AS TO COMPLIANCE WITH APPLICABLE ARIZONA LAW, PIMA COUNTY AND/OR TOWN OF MARANA BUILDING AND SAFETY REQUIREMENTS OR ZONING ORDINANCES.

ARC ACTION TAKEN

- Approved (the request submitted is approved as is)
- Approved as Noted (the document submitted is Conditionally approved subject to conditions)
- Document is held pending further information requested of applicant
- DISAPPROVED -- REASON:** _____ **Date:** _____

ARC Member Signatures: _____ **Date:** _____

Conditions/Other Information:

Homeowner copy must be picked up at the Community Center desk after action taken by ARC

Revised 5-01-07 – Revised 12-21-10 – Revised 5-17-11 – Revised 5-13-22 Revised 10-04-22 -Revised 12-20-22 - Revised 03-10-23

Questions for potential sport court contractors:

1. The Sunflower community is investigating investing in additional sport courts. We currently have 3 multi use courts (Tennis, Pop Tennis and Pickleball). We are looking at building an additional 2 or 4 Pickleball courts. We would also like to explore modifying one court (a full tennis court) to have 4 pickleball courts. This modification would require “squaring” two corners of that court, moving fencing and lighting and adding permanent pickleball net posts. Are projects of this size something your company would be interested in?
2. Have you done projects of this size before? Can you provide references for these projects? What was the approximate costs for these projects?
3. Do you provide fencing, sound barriers and lighting for your sport court projects?
4. Our current sport courts are post tension concrete with the appropriate surfacing and painting for the desired court configuration. For the projects you have done were they post tension or some other construction technique? What is your desired configuration and why?
5. We have two potential locations for these sport courts. It is likely that some utility work, landscaping, sidewalk removal and addition would need to be accomplished as well (moving sewer lines and adding electrical lines). Is this something your company has the ability and inclination to do? We understand that this work would be in addition to the cost of building the sport courts themselves.
6. Approximately how long would a project of this magnitude take and what are your current setbacks for a start date?

NEW PICKLEBALL COURT CONTRACTORS

1. **SOUTHWEST SPORTS SURFACES** Contractor, Commercial 19 yrs in business
Kevinswsports@aol.com (Kevin McCue, President & CEO) 520-256-9637 Robson Quail Creek in Green Valley is using this company to put in 14 new pickleball courts.
2. **BARKER CONTRACTING – TUCSON:** Saddlebrook used this company on their recent Pickleball courts. Saddlebrook contact is Barb Palmeri. She is on the SPA board and was actually president during the construction process. She would be glad to answer any questions. Barb's phone number is 302-354-5468. Her email is bpalmeri.de@gmail.com
3. **APEX COURT BUILDERS** – Locally owned, serving Phoenix, Tucson, Yuma, Prescott & More 480-264-6889. Free Estimates, Immediate Scheduling. Tucson Racquet Club is using this company to layout the concrete for new pickleball courts.
4. **Precision Court Construction – Residential & Commercial.** Large and small projects Precisioncourt.com 25 years' experience, Licensed, bonded and insured. Resurfacing, fencing, lighting and repair. Post-tension concrete. Show Low Multi-sport courts.
5. **ALCC** (Locally owned Company) 2nd time they have called me. Victor from ALCC Construction 520-401-7776. He said he could build a tennis court with 2 pickleball courts for \$50,000 to \$60,000. Does not include fencing or lighting. He would like to come out right away and give us a quote.
6. **LLOYD CONSTRUCTION Commercial** – General Contractor Paul Pena - General Manager 520-884-9821 Oro Valley Community Center (Nick Scala) used this company in 2019 to build two courts. "They did a nice job"
7. **ELITE SPORTS – PHOENIX**
Elitesportsbuilders.com Phoenix, AZ 602-899-9200
Chris 480-579-9975. 25+ Years Sports Construction and Resurfacing - Commercial

In furtherance of its charter the AHSC Committee has identified seven contractors with experience in constructing sports courts and created a list of questions to be put to those contractors as part of an initial screening. Copies of contractor list and proposed questions are attached. The committee recommends the Board direct staff to contact these contractors and use their best efforts to obtain answers to the questions presented. The committee has offered to participate in the process if staff feels it would be helpful.

MOTION: I move the Board accept the AHSC committee recommendation regarding contractors and questions and direct staff to use their best efforts to get answers to the questions presented.

Lisa Sak Manager Report 4/24 /244

Building Painting-The building project is taking up a majority of my time. Coordinating equipment and building times, talking to the Jeff (foreman), the painter crew, George and Scott, the owner. Then communicating via communicator and eblasts to the residents. During the painting project closure George and I were at the center checking on the progress multiple times daily, as well as opening and closing the center. George has been on call 24/7 since the project started and during the week we were closed, he was on hand to assist the painters with equipment, questions, safety issues and helped prevent residents from entering the building while we were closed.

The sconces are expected to be completed May 1st and will be put up once the painting project is complete. The sconces are being custom made in New Mexico, the owner of Berts Electric is being super nice and picking them up himself instead of charging a shipping fee.

Staffing-once again we've been dealing with the leaving of a staff member. Karen and I processed the required paperwork then moved on to searching for a 3rd maintenance person. Karen, George, and I updated the job description to be more accurate, then set up the AAM program to post the position. So far, I've received 49 applications, which I'm reviewing, doing phone interviews and will be starting in person interviews in the upcoming next weeks.

Sidewalks-Johns Concrete Sidewalk had ground down the high sidewalk on the wash. He is returning soon to make the gradient smoother.

Painting of sidewalks around the center is completed.

Audio system and speakers-Although I received two responses saying the vendors were interested, no proposals have arrived yet, the deadline is 4/20/24. I will be contacting them again next week before the Board meeting with hopefully an update.

Landscape-attended meeting and sent out the landscape RFP to four landscape companies. Two proposals arrived before the deadline. These were presented to the Landscape committee for review.

Repairs-Several repairs were completed this month. The pool had the air relief main cleared and spa heater pipe repaired. Maintenance was also done on the pool, the injector points, ORP and pH sensors were cleaned, as well as the motor shaft and pump head cover bearings. The HVAC thermostat in one room was replaced as well as an arc eliminator. This month the semiannual inspection of the HVAC system as well as the cleaning of the fans and other components was completed.

Assessments-All of the staff has been busy with the semiannual assessments. The front desk takes the payments, Monica processes the payments and I answer many questions and keep the residents informed. April and October are always the lady's busiest months.

Bocce Bench Project-I ordered the supplies needed to start the bocce bench project and was in contact with the vendor to get the parts made. The vendor has been paid and Phil is picking up the brackets this week for the conservation crew to get started repairing the benches.

Pop Tennis Lines-supplies were ordered and the sport courts committee painted the Pop Tennis lines on court 1 and 2.

Spa Cover- Economy is making a new spa cover with the ability to hook to our roller. They were out again this month to remeasure the angles of the spa space. The temporary cover until the new spa cover is made.

Compliance Drive Thru-I spent a lot of time doing really thorough compliance inspections while the center was closed. I have processed 72 violations this week.

ARC-attended meeting, took notes and wrote the minutes. Monica and I processed the incoming forms and the outgoing forms and contacted residents with results. I wrote the Sun Catcher article for ARC.

Events: Music Under Stars, Beattle Brothers Band, Pascua Yaqui Presentation, Veterans Cookout, Chorale

Monthly activities-check requests, debit card reconciliation, board requested waivers of fees, review financial and variance report, bill paying, compliances drive through, ARC, Finance, PRAC, Election, Ad Hoc Sports and Landscape meetings, weekly meeting with Board President and AAM supervisor, BOD closed minutes, Communicator, Eblasts and both Board packets.

Bocce Bench and Canopy Repair

Members	Phil Roper – Project Lead	properaz@gmail.com
	Tom Swain – Project Sponsor	tomswsfboard@gmail.com
	Peter Goddu-	
	peter.goddusf@gmail.com	
	Billy Lackey -	billy_lackey@gmail.com
	Tim Lardy -	tlardy@aol.com
	John Siegel -	jksiegel1@gmil.com
	Bob Cerri -	RACTrack@gmail.com
	Sue & Kevin -	
	Ksuuden@hotmail.com	
	George Pesina -	
	gpsina@associatedasset.com	
	Lisa Sak	
lsak@associatedasset.com		

Recap of meeting 3\21\24 on Bocce court #4

1) Review of existing structures

- a. Steel Base – Upon inspection by team, determination made to attempt to keep bolt anchors in place(if possible), refurbish existing base units by using wire brushes, grinders and sanding mechanisms to remove as much rust and corroding as possible. (at this point a determination will need to be made to continue or replace). Goal is to get the structures as “clean” as possible so that sealant and paint will adhere and offer a “new look” appearance.
- b. Steel upright structures – these appear to be in good shape (will need sanding), will need a fresh coat of black paint
- c. Wood Benches – discussion regarding use of Trek boarding or refurbishing existing boards (stripping\sanding\painting). Team felt that existing boards could be reused if properly sanded, sealed painted. There were concerns about the support strength of the Trek Board. Initial direction of project will be to focus on using existing boards and if some replacement boards are needed to purchase from a local lumber supply company.
- d. Blue Canopy –Court # 4 - the steel on one side of the canopy will need to be painted black, care to be taken to “peel back “attachment structure of blue canopy so that paint does not touch blue canopy – other structures appear to be fine so no painting needed
- e. Concrete – It was determined that we would attempt to keep intact the bolts that anchor the canopies and utilize a sealant to prevent rusting, plastic barrier between concrete & steel TBD

2) Materials needed

- a. Paint -Determine from Millers (current paint contractor on site) the “BEST” paint for the steel structures as well as “BEST” paints for the benches – determine need & provide estimated cost, steel to be prepped POR-15 product, spec provided to L Sak (Tom Swain to follow up)

- b. Tools needed for steel refurbishment & other needs –including steel brushes, sanding materials, grinders, wire brush grinder wheels etc., and other preparation tools (**Billy Lackey** to follow up)
 - c. Sealant Bracket – identify a 2-part epoxy that can adhere to the bracket and cement to prevent water intrusion, material and cost and location to buy (**Phil Roper** to identify)
 - d. Bench Boards – Determine if current boards can be refurbished, if not, identify replacement boards and purchase location, replacement bench boards will need rounded edges (whether purchased or routed) (**Peter, Billy & Kevin**)
- 3) Safety implications**
- a. Storage of canopies, purchase of gloves, masks, safety vests, cones to block off areas of work etc., (**George** to follow up)
- 4) Projected timing**
- a. Engage Bocce Ball Club concerning “best” time to accomplish work and develop schedule based on least disruption to association (**Lisa Sak**) – develop work plan (**Phil Roper**)
 - b. Decision to start on Court #4 North – use this as the rollout plan for remaining benches and canopies.
- 5) Volunteer release form** – Need Peter, Billy, Bob, Sue & Kevin (**Tom** to leave at front desk)
- 6) Work teams**
- i. **Steel structure** – **Phil, Tim, Billy, Bob**
 - 1. Base and support structure
 - ii. **Painting** – **Tom, John, Sue, Kevin**
 - 1. Steel Structures
 - 2. Benches
 - iii. **Bench repair \ replacement** – **Peter, Billy, Kevin**
 - 1. Refurbishing – sanding, sealing, painting
 - 2. Or Board Replacement
 - iv. **Purchasing** – **George, Lisa, Tom**
 - 1. Set up Petty cash account (w **lisa**), coordinate purchase timing based on work schedule plan
 - 2. Determine projected cost \ communicate to PRAC & Finance Committee (**Lisa & Tom**)
- 7) Next Steps**
- a. Lisa to determine available dates with consultation with Bocce club chair and develop work schedule with team
 - b. Follow up by individual members/teams to points 2, 3, 4, 5 above
 - c. Folder left at front desk with volunteer release waiver for Peter, Billy, Bob, Sue and Kevin – please sign and date as the Board will approve these at the 4\24\24 Board meeting.

THANK YOU – YOU ALL are AWESOME!

SUNFLOWER STRATEGIC COMMUNITY PLAN AND TASK FORCE

Purpose: This policy establishes support for the Sunflower HOA Board. Creating a 3-5 year plan unified plan for Board(s), management Team and the membership. It will bring consistency and supersedes all personal agendas. The Task Force will engage community owners to take part via surveys' and meetings, in designing and developing forward thinking ideas that will benefit the whole community.

General: The Board of Directors considers it essential to establish a Strategic Community Plan and Task Force To create Long Term Organizational objectives and targets.

Authority: Sunflower Bylaws Article III, Section 3.1 states that the Board of Directors has the responsibility for management of the Association.

Community Mission Statement:

To be a vibrant fiscally responsible 55+ active adult community that promotes and fosters a sense of community, offering a variety of well-maintained amenities in an ecologically sustainable desert environment.

Vision: Achieve the Association's vision in an appropriate manner for the benefit of all Association Members by:

- Ensure sound and sustainable fiscal and operational practices
- Uphold the governing documents through fair and impartial governance
- Maintain and enhance community assets
- Develop and enhance effective community communication
- Provide a broad-array of programs, lifestyle opportunities, and amenities that build and foster strong community relationships.

2/21/2024	Dalen Tabor	It's disappointing and somewhat embarrassing when we have family and friends come visit and we take them to our putting course and it has dog poop all over the putting green and in the rocks around the sitting area. "Please show more respect for our community"	Reminders in Suncatcher and Communicator. AAA has been made aware.
2/12/2024	Ken Mitchell	Recognition to Courtney Mack for displaying his outstanding photographs!	
2/16/2024	Water Aerobics Group	George received 9 compliments for getting the pool temperature to 85 degrees for class. They knew it was his day off and he came in to meet with the pool company. He is the best!	
2/18/2024	Pat Cooke	Rebecca was complimented for good customer service.	
1/19/2024	Pat Blazick-Peterson	Finish capping off the clean out/overflow pipes at our private wash. Cut off cap for a smoother/safer area. These were exposed when researching the drain pipe from the pool. 1 year ago.	
2/21/2024	Pat Cooke	Please make a few printed copies of agenda for HOA meeting and leave them for residents to take home and read in advance of the meeting.	Lisa addressed
3/1/2024	Barbara Berlitz	At big social dining events, please also put in some 4 person tables. I cannot follow conversations across big tables when noisy. I feel isolated.	Tom Swain asked clubs to keep this in mind
3/4/2024	Anthony Albini	Replace the no soliciting signs with real signs or orange signs that say "This is a Non Soliciting Community" no persons that do not belong here cannot say they did not see the sign.	Investigating
3/6/2024	Sue Reinsch	Please, no added lights for The Music Under the Stars.	Addressed

3/6/2024	Christine Schaefer	Please do not add lights to The Music Under the Stars presentation. Bring a flashlight if needed.	Addressed
3/13/2024	Linda Hoffmann	Don't know if there is going to be any improvement but I'd like to see the sign for people selling things to be updated and moved closer to the road we come in (off Twin Peaks). The guy selling something today would NOT take no for an answer. Only when my husband came out did he go away. Please make this sign more visable.	Addressed
3/20/2024	Bob Cerri	The original purpose of the pool towers was to provide some cooling relief, especially when the water temperature is in the mid 90's. An unintended consequence of thier recent modification is that they do little if anything to provide any sort of cooling anymore. The flow rates might be the same as before but pushing more water through the system will not help. You need a big surface area, similar to what we had before. I am requesting the board restore some sebalance of the cooling aspect that these features once provided for the summertime pool goers.	Investigating
3/20/2024	Sue Uden	Question regarding EIN numbers. Please see attached	Will be addressed at next BOD Meeting
3/20/2024	Nancy Hrigora, Howlin, Susan Page	See attached	Acknowledged
Not dated	Lois Croly	See attached re: EIN #	

3/29/2024	Karta Angell Holmes	Add strands of Christmas lights along roofline or in trees of back patio so people attending events like Music Under the Stars can see people in the crowd and for lighting the dance floor. It would be nice to meet our neighbors when we have some lights outdoors at night.	
4/2/2024	Kim Gunyou	Eliminate painted rocks in the Zen Garden	
4/10/2024	Lois Tarlov	I was walking slowly in front of the center in the rain when I went flying up in the air on the slippery pavement . I believe the front of the center needs the coating applied as in the back.	
4/10/2024	Kathryn Martin	I have a tree that I have submitted twice to be trimmed off my roof but it has never happened! How do I get branches trimmed off a community tree. It sits on area outside fence taken care of by community.	
4/10/2024	Kathryn Martin	I think the board needs to find out what CIF project the community wants to work towards next. Many would like a building considered and would like to see the creation of a committee to look into this option.	

4/10/2024	Kathryn Martin	<p>When writing contracts for work in the community that the board considers the best timing to close the entire center. If the painting contract had been written for all the outside painting to be done first with no inside painting to be done until May 1st we would have much less disruption to the community as a whole as we would have that knowledge up front and not less than a week before scheduled events. Remember we are in charge of the contract not the contractor! It was embarrassing to contact a Doctor from Kitt Observatory who made time and a special presentation for us only to cancel or try to reschedule. Like her time wasn't valuable!</p>	
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SUGGESTION FORM

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

Name: Kim Gunyou Date: 4/2/2024 Lot #: 544

Address: 7965 W Wandering Spring Way, Tucson, AZ

My suggestion is:

Eliminate the painted rocks in the area that formerly had the playset, near the bocce courts.

When the playground was removed, a vote was taken and an area with painted rocks was not one of the choices. Our choices included a Zen garden, and a couple of other natural garden ideas.

The rest of the Village Center grounds is beautiful. The bocce courts and pool and gazebo and Village Center building are all first-rate. Contrast that beauty with the many rocks that are poorly painted and reminiscent of a preschool.

The idea of painted rocks has been around a long time. They were placed along trails very randomly and it was rare to find one. A person was supposed to pick it up, enjoy it, and place it in another place for another person to be surprised by it. They'd also pick it up and share elsewhere, and so on.

I have a painted rock in my backyard, a memory of a neighbor who painted it. I am sure some of the rocks in the common area garden are meaningful to those who painted them. They should take them home and enjoy them in their own backyards.

I know that I'm not alone with these opinions. Thank you for your consideration.
The Gunyous

Phone #: 952-237-7501

Email: kim@gunyou.com

SUGGESTION FORM

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

Name: Lois Tarlov Date: 4/10/24 Lot # 205

Address: 7613 W Copper Crest Pl Phone #: 520-441-9796

My suggestion is

*to pot
lucky* I was walking slowly in front of the center (going in the rain when I went flying up in the air on the slippery pavement in front of the clubhouse. I believe the front of the center needs the coating applied as

If you would like a response, please include your email address: in the back.

EMAIL: No computer at home

Suggestion Form 2014.doc

SUGGESTION FORM

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

Name: Karla Angel Holmes Date: 3/29/2024 Lot # 136

Address: 7657 W. Amber Ridge Way Phone # (208) 724-4864

My suggestion is

That strands of white lights (ie Christmas tree lights) are
put up along the roofline or on trees of Back Patio
so people attending events like Music Under the Stars
can see people in the crowd + for lighting on the dance-
It would be nice to meet our neighbors + it's easier to see.
If you would like a response, please include your email address: when we
EMAIL: _____ have some lighting
outdoors at night.

Suggestion Form 2014.doc

SUGGESTION FORM

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

Name: Kathryn Martin Date: 4/10/24 Lot # 556

Address: 9396 N. Wishing Star Tucson AZ Phone #: 940-783-1037

My suggestion is

I have a tree that I have submitted twice to be trimmed off my roof but it has never happened! How do I get branches trimmed off a community tree. It sits on area outside fence taken care of by community.

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

EMAIL: Islandermom55@gmail.com

Suggestion Form 2014.doc

Lisa Sak

From: Ruben Arrieta <R.Arrieta@aaalandscape.com>
Sent: Thursday, April 11, 2024 2:15 PM
To: Lisa Sak
Cc: Gilberto Pulido
Subject: Re: 9395 N Wishing Star tree pruning

Good afternoon Lisa,

Reviewing the tree I see what the concern is. As you mentioned in your email, this is above a height the maintenance crew can prune correctly, I reached out to Arbor for estimated scheduled date. Please let me know if you need additional information.

SUGGESTION FORM

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

Name: Kathryn Martin Date: 4/10/24 Lot # 556

Address: 9395 N. Wishing Star Dr #2 ^{TUCSON} Phone #: 940-783-1037

My suggestion is

I think the board needs to find out
what CIF project the community wants to
work towards next. Many would like a
building considered & would like to see the creation
of a committee to look into this option.

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

EMAIL: Islandermom55@gmail.com

Suggestion Form 2014.doc

SUGGESTION FORM

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

Name: Kathryn Martin Date: 4/10/24 Lot # 556

Address: 9395 N. Wishing Star Dr. Tucson, AZ Phone #: 940-783-1037

My suggestion is

When writing contracts for work in the community that the board considers the best timing to close the entire center. If the painting contract had been written for all outside painting to be done 1st with no in side painting to be done until May 1st we would have much less

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

EMAIL: Fslanderman55@gmail.com disruption
Suggestion Form 2014.doc to the community as a whole → as →

We would have that knowledge up front
& not less than a week before
scheduled events. Remember we are in
charge of the contract - not the
contractor! It was embarrassing to
contact a Doctor from Kitt Observatory
who made time & a special presentation
for us only for us to cancel or try
to reschedule. Like her time was not
valuable!

I attended the HOA meeting on Wednesday and several officers of charter clubs along with myself tried to express concerns about the changes the HOA Board and the Financial Committee are recommending for the Charter Club policy.

After the meeting, several charter club board members had a discussion with Kathy Mitchell. It surprised us when she stated "Our HOA Board doesn't give out tax deductible receipts, so it is not a nonprofit." I looked at the papers of incorporation on the web site and Article 2 states that our association is a nonprofit corporation. If that has changed, it should not be on our website as it is misleading.

I took on the job as President of Vintage Gardeners even before we moved into our house in Sunflower as there were no volunteers for that job. Subsequently, I did not receive the type of orientation recommended in the Charter Club Policy. Perhaps there is a better way to communicate the financial and reporting obligations when new officers come into leadership positions in charter clubs. Do new HOA board members and committee members seek out their responsibilities on their own - or are they given the information specific to their position?

Apparently, there is a level of frustration that the Financial Committee has regarding not receiving the information they need. In their frustration, they decided to change the Charter Club Policy and the HOA Board agreed. This was done without any input from the charter clubs. Nor did any of us (charter clubs) realize that there was an issue being addressed. The tone of the email to presidents of the charter clubs was that the lack of information given or not given to the Financial Committee was deliberate and the Financial Committee is tired of it. The Financial Committee decided to vote all the charter Clubs off the nonprofit status so they don't have to deal with it any more. The HOA never heard the other side of these issues and agreed with the Financial Committee. I think it would be more helpful if it were looked upon as the lack of information due to inadequate training/understanding of those involved.

I really hope that both the HOA Board and The Financial Committee will step back a minute to reconsider this decision and will allow some suggestions to facilitate better communication between the Charter Clubs and the Financial Committee.

- 1) **The form used to communicate on Appendix D "Charter Club Annual Report of Income and Expenses"** could be updated to include more information that would alleviate some of the frustration of the Financial Committee. A line could be added that states: "My club is over the recommended amount of \$1,500. Our club's plan for this money is"
Even though **policy 7.02, 4 B** (under financial responsibility) states the club can justify future use of excess funds and how it will benefit the community there is not a spot on the form for this information. Nor does the form suggest that this should be done.

- 2) On the **Annual Report** one line could be added that states: “All club members are Sunflower residents in good standing” then you could check a box stating “yes or no”. This would remind the club members of the guidelines.
- 3) **Reminders:** I asked the treasurers of the Booce and the Vintage Gardeners clubs whether they received a reminder this year that they are to fill out the annual report for September 2024. I personally reminded them. But it would be helpful if they received a reminder - just like we all receive reminders when our HOA dues are to be paid. Many organizations have specific forms to be filled out. This assures that all the information needed is provided.
- 4) **On page 13 of the Charter Club Policy under Mandatory, Section E**, it states recommendation for club disciplinary actions. Although I am assuming this is for club members, I was wondering if it could be applied to the club itself. The first offense is a written warning. I was wondering if any club received a written warning for not being in compliance. Subsequent warnings could be the loss of charter club status.
- 5) On Page 7 or **Policy 7.02 3.6”Association Management meeting”**: The manager meets with the executive boards of all charter clubs, as needed, to provide an update on important association issues, clarify questions and concerns, and respond to club leadership comments and questions. *Was this policy used to try and resolve any of these issues prior to the drastic decision made by the board?*

Also noted that under **Article VII Amendments it states: “Proposed amendments shall be well publicized to the membership one month prior to the vote.”** This did not happen.

I recognize that being a volunteer on an HOA Board and any sub-committee is a daunting and often thankless task. Many volunteer hours are required for these positions.

Although not at the same level of responsibility, charter club officers are also volunteers. It would seem that if we could all work together to find a better solution. When I look at the Vision Statement of Sunflower - it is very positive.

“Develop and enhance effective communication”.

I would hope there would be a way we could communicate more effectively between the charter clubs and the HOA Board and Financial Committee, so that all parties can have a voice at the table when major decisions are being made.

“Provide a broad array of programs, lifestyle opportunities, and amenities that build and foster strong community relationship”

Making a major change in all the Charter Clubs nonprofit status will decrease the array of programs that the Charter Clubs can provide and therefore decrease our community relationships.

I hear the frustration of the Financial Committee, but I would like to present how losing the non-profit status would affect the Charter Clubs

I have been doing research on the possibility of getting an EIN number for both the Bocce Ball Club and Garden Club (I am on the board for both). I am greatly concerned that the Sunflower Clubs who have applied for EIN numbers under the HOA Board's recommendation may not understand their legal and financial obligations. In the past, I ran a non-profit in Mexico called "Hospice Mazatlán" and had a 501(c)(3) in the USA called "Friends of Hospice Mazatlán" so I am well aware of the legal and financial obligations this change would impose on clubs.

Here are my concerns:

To begin with, please read the information provided on the IRS website concerning the EIN number.

Step 1: Determine your eligibility

- You may apply for an EIN online if your principal business is located in the United States or U.S. Territories.
- The person applying online must have a valid Taxpayer Identification Number (SSN, ITIN, EIN).
- You are limited to one EIN per responsible party per day.
 - The "responsible party" is the person who ultimately owns or controls the entity or who exercises ultimate effective control over the entity. Unless the applicant is a government entity, the responsible party must be an individual (i.e., a natural person), not an entity.

Step 2: Understand the online application

- You must complete this application in one session, as you will not be able to save and return at a later time.
- Your session will expire after 15 minutes of inactivity, and you will need to start over.

Step 3: Submit your application

- After all validations are done you will get your EIN immediately upon completion. You can then download, save, and print your EIN confirmation notice.

Purpose of an Employer Identification Number

Employer Identification Numbers are issued for the purpose of tax administration and are not intended for participation in any other activities (e.g., tax lien auction or sales, lotteries, etc.)

Exempt organization information

If you believe your organization qualifies for tax exempt status (whether or not you have a requirement to apply for a formal ruling), be sure your organization is formed legally before you apply for an EIN. Nearly all organizations exempt under IRC 501(a) are subject to automatic revocation of their tax-exempt status if they fail to file a required annual information return or notice for three consecutive years. When you apply for an EIN, we presume you're legally formed and the clock starts running on this three-year period.

Example: *If your organization applies for an EIN in November 2023 and chooses a December accounting period. Your first tax period would end on December 31, 2023, and your first return or notice (if your organization does not meet one of the few exceptions to the annual reporting requirement) would be due May 15, 2024. You would be subject to automatic revocation of your exemption if you fail to file for the three periods that end December 31, 2025 (return/notice due May 15, 2026) or for any consecutive three-year period thereafter.*

If you have an EIN number, you have a business unless you have applied for a 501(c). I have applied for one in the past and it takes quite a bit of work. The application is specific and you must send the articles of incorporation, or the bylaws that meet the standard of nonprofit, plus the board names and address. with the application and the IRS charges a \$600.00 fee to process the application.

If you don't have a non-profit status and you have a EIN, then you are a business.

Here are two examples:

Supposing the Garden Club registered EIN under my social security number to the IRS. Essentially, the Garden Club is now my personal business. If I want to leave the Garden Club, I need to close the EIN number to allow someone else to open the club under their social security number. I must file taxes yearly on the money we raised. Any mistakes I have made on a tax filing, could technically follow me to my own private IRS account due to the fact it is under my social security number. Also, since the club is now a business, I would need a business license from the City of Marana to conduct the Ice Cream Social since we are selling ice cream. Losing the non-profit status would mean we would lose the ability to fundraise. The Vintage Garden Club has just committed to spending \$1,500 for tree replacement in the Sunflower community. We are planning another fundraiser for 2025 and this would be impossible without our nonprofit status

Currently the Fitness Club is in a unique situation in that their president maintains that position because no one else has volunteered. They are also unique in that they hire a fitness instructor to teach several classes a week during the snow bird season. Currently the Fitness president gives the time sheet to the Sunflower Management and Corporate cuts the check for Violet. In the past several years the Community Manager

has ENCOURAGED the Fitness Club to maintain between \$5,000 to \$6,000 in the bank account to cover the Fitness Club instructors salaries because the HOA will not cover these expenses. If The Fitness Club has to open a bank account under a different EIN they would be the one paying Violet and providing her with the 1099. This sixty-member club would need to hire a service to provide 1099s for their instructors.

When you had these clubs get an EIN did you tell them that they are now a business? Do they know that they will need to file annually, if they are providing a service or product, that requires a business license?

Were these considerations even discussed or considered?

Employers withholding Arizona income tax from employees' wages and salaries must register their Employee Identification Number (EIN) with the Arizona Department of Revenue (ADOR) to file withholding returns¹². If you're going to run a business in Arizona that sells taxable products and services, or if you're hiring employees in the state of Arizona, you will need an Arizona state tax ID number, formally called an Arizona Transaction Privilege Tax (TPT) number. To get one, you'll first need to have your federal tax ID (EIN) in place. To apply for a Federal Tax ID in Arizona, individuals must possess a valid Taxpayer Identification Number or Social Security number.

The EIN is at no cost, but the Arizona State Tax Number has a fee to apply.

Another way to look at it is that Sunflower's budget in 2025 will about \$2,000,000 annually. Even if the total amount of money attributed to all the charter clubs at Sunflower is approximately \$25,000 as a one line on the Sunflower's annual HOA budget. This represents only 0.0125% of the annual budget. In other words, there is only a negligible impact. So, if the impact to the annual budget is insignificant - why change? It seems like the impact of this change to Charter Clubs really outweighs the benefit. Please also keep in mind, these clubs provide a significant contribution to the community.

Sincerely,

Lois Croly

Bocce Club President

Vintage Gardener's Club President

Petition

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Name

Lot Number

Nancy Dragoon	906
Donald P. Owens	800
Tom Barran	#2
Allen Davis	
Casey Davis	
Crisella Rini-Stollen	
Kathryn Martin	#554
Susan S. Cabbie	

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Name

Lot Number

Maie Swanson	84
Hynn Hays	425
Jason Bey	720 ? ?
Rene Gauthier	314
Bob McDonough	?
Caryl Taylor	250
Maiane Tave	573
Donald Schmidt	751
Anne Schmidt	751
Carrie Jacobi	324
Adelle J. Suomela	57
Margaret Murphy	826
Diane Sproston	57

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Name

Lot Number

<i>Mary Mitchell</i>	<i>328</i>
<i>Gene Mitchell</i>	<i>328</i>

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Name

Lot Number

Sue Uden	313
McDermott	357
Carol Beuda	432
Jeanette Ramirez	311
Billie Barron	824
Margo Luster	67

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Name	Lot Number
Judy Battaglia	384
Edna & Nolan	749
Swkma	770
Jan Jones	628
Michelle Ogden	276
Liz Felt	655
Charlie Barlow	395
Jessica Morgan	395
GLORIA MIX	280
Janet Brekke	625
Michele Saylor	961
Wendi Clark	543
Kenneth Kehr	843
Barbara Bertz	626
Jones Martha	314
Allen Davis	762
Carol Davis	762
Cliff Schott	065
Sharon Fanner	231 I think
Joni Baber	349
Dale Lindstrom	730
Bonnie Johnston	730
Dutchess Hagmeier	732

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Name

Lot Number

Jan Wilkom	172
Karen F. Hudak	720
Laki Faron	573
Judith Malen	271
Marie Van Heine	850
Joe	024
Diane S. Christie	224
Lynn Haski	461
Bonnie Lindstrom	730
Jim Moody	?
Delen Crandall	889
Don Martin	566
Shirley	471
Mike Johnson	312
Randy Lutz	70
Sharon Fannin	231
Allen Fannin	231
(ISSA) JENIOLT	413
Loren	31

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Name	Lot Number
<i>[Signature]</i>	720
Teresa Guier	566
<i>[Signature]</i>	566
Karen Bennen	211
Deborah Scott	210
James Scott	210
Nick Whipple	8015-W Cottonwood WASH
<i>[Signature]</i>	346
Anne Schmidt	751
Hope Collins	939

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Name

Lot Number

<i>Alex Yuen Hui</i>	850
JANIS MOORE	1925 7975 ?
SUB SANDAHL	296
Lynda Shaw	699
<i>Ann Alder</i>	609
<i>Kristine A. Pueris</i>	237
<i>Richard H. Hane</i>	237
<i>Susan Horspell</i>	212
<i>Jack M. Allen</i>	271

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Name	Lot Number
Peggy Hartsook	489
Hope Busto-Keyes / Ted Keyes	433
Marilyn Mattke	828
Jim McDonald	548
Richard Long	909
Binki Lohman	666
Val Stelma	718
Susan Page	372
May Margaret Pepper	781
Edmunds Page	111

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Name

Lot Number

<i>Eddie Sporch</i>	<i>654</i>
<i>Mike Long</i>	<i>66</i>
<i>Chris Gruel</i>	<i>653</i>
<i>John Long</i>	<i>669</i>
<i>Darlene Tiller</i>	<i>945</i>

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Name	Lot Number
Edward Lee Alsobrooks Jr	546
Linda S. Alsobrooks	546
Janet Fin	895
Kevin C. Uffler	313
Marcus L. Ceuliot	008
Scott Fickel	895
Walt Wilby	573
David Krieg	511
Walt Wilby	291
Teresa Hough	869
Ally Stelch	7
Melinda Sharp	775
Richard Gump	612
Barb Johnson	312
Barbara Brown	232
Don J. J.	107
Frank Swanson	84
Debra Hays	425
Kay Finley	398
Joseph Surreri	966
Joseph Surreri	618
Sam	411
Steve Hunt	740 602
Laura G. Guman	
Lois Bradley	458

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Name

Lot Number

Steve Jurkington	583
Gene Dikane	515
Donald Huff	842
Bob Jones	400
Jim Adley	531
Kathy Wood	110
John Skell	581