



26850 Sun City Blvd. Sun City, California 92586-2948  
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**Board of Directors Open Session**  
**Tuesday, May 26, 2026 at 6:00 p.m.**  
**WEBB HALL, 26850 SUN CITY BLVD., SUN CITY CA 92586**  
**AGENDA SUMMARY**

- 6:00 p.m. I. Call to Order**  
The meeting is called to order once ready to start.
- 6:01 p.m. II. Pledge of Allegiance**
- 6:03 p.m. III. Roll Call**
- 6:05 p.m. IV. Announcement – Executive Session Meeting**  
In accordance with Civil Code §4935(a), the Board met in Executive Session earlier today to discuss legal matters, delinquencies, personnel matters, and contract formation.
- 6:06 p.m. V. Board Member Updates/Comments**
- 6:15 p.m. VI. Management Report**
- 6:20 p.m. VII. Committee Reports – Per Civil Code**
1. Finance Committee –
  2. Pool –
  3. City of Menifee Senior Advisory Committee
- 6:30 p.m. VIII. Treasurer’s Report - Verbal**
1. Financials
    - a. Ending April 2026 Prepared by Avalon
    - b. Transfer to Operating Account  
Operating transfer of \$210,000 from Edward Jones operating account to the First Citizens Bank operating account
    - c. Recommendation on Investments  
Two certificates of deposit (CDs) mature on July 7 (\$209,953.80) and July 8 (\$209,974.80), it is recommended that both be closed at maturity, deposited into the Edward Jones operating account, and used for July and August 2026 expenses.
- 6:40 p.m. IX. Approval of Minutes**
1. Minutes, April 28, 2026
- 6:45 p.m. X. Unfinished Business**
1. None
- 6:46 p.m. XI. New Business**
1. Request from Clubs
    - a. Quilting/Sewing Event – 7/20-7/23
    - b. Quilting Event – Ceremony 7/4
    - c. Travel Club
      - i. Member’s Only Party - 10/16
      - ii. Christmas Party – 12/3

- d. Lawn Bowl Tournaments
    - i. 5/30, 6/27, 7/4, 7/25, 8/29, 9/26, 10/31, 11/14
  - e. Menifee Special Olympics Lunch – 6/14
2. Proposal Patio Cover at Lawn Bowl  
Proposal from Gage Construction in the amount of \$51,265.50 to install a 24ft x 36ft aluminum insulated patio cover at the patio area at lawn bowl.
  3. Proposal for 2027 Reserve Study  
Proposal from SCT Reserve Consultants in the amount of \$4,200 for completion of the reserves study with an onsite inspection.
  4. Request to Record Lien  
Accounts currently with counsel for further collection which have not responded to requests/demand for payment of past due fees.
    - a. 338-061-006 (6526843)
  5. Request to File Complaint for Further Collection  
Decision made in executive session, this is to comply with Civil Code.
    - a. 335-255-004 (6523466)
    - b. 335-144-025 (6554526)

**7:05 p.m.**

**XII. Homeowner Open Forum**

Each homeowner (home) may be given three (3) minutes to speak in accordance with Civil Code §4925(b) or a total of twenty 20 minutes will be granted for all to address the Board of Directors regarding items of interest or concern.

During the forum, matters raised may not be addressed (unless the Board chooses to provide a brief reply). The Board of Directors may refer matters raised to be added to the next meeting agenda or that management replies.

**7:25 p.m.**

**XIII. Adjournment**

**NEXT MEETING: JUNE 23, 2026**