

Dreamland Villa Retirement Community Board of Directors
March 7, 2018, 6:30 p.m. Study Session Minutes-Draft

Welcome: Johna Sharp, President.

Pledge of Allegiance.

Call to Order: Johna Sharp, President 6:30 p.m.

Roll Call: Mary Newkirk, Secretary Present were Bruce Gile, Ward Jennings, Johna Sharp and Mary Newkirk. A quorum was present.

Old Business:

Town Hall Meeting March 21, 2018: Ward Jennings reminded attendees of the upcoming Town Hall Meeting on Wednesday, March 21st at 6:30 p.m. at Farnsworth Hall. Speakers will be representatives from the Maricopa County Sheriff's Department, the Arizona Registrar of Contractors, Maricopa County Planning and Development Compliance Officer, and an update on the relocation of Unhooked from the Heights drug rehab facility currently located at 152 N 156th Street, Mesa.

New Business:

2018 Annual Fees: Ward Jennings gave an update on the 2018 annual fees. At March 6, 2018, \$325,178 (1,858 members) was received compared to \$316,764 (1,810 paid members) for the entire 12 months of 2017. As of March 6th, the 55+ Fee Income was 62% greater compared to the same time last year.

Resignations: Johna Sharp announced the resignation of board member Donna May and of Vicki Mitchell, Administrative Services Manager.

2018 55+ Compliance Certification: Ward Jennings reported that the Verification of Age/Occupancy Affidavits were still coming into the office steadily and data updating from these was being completed daily in the office.

Update on office staffing: Johna Sharp reported that there is a posting for the Administrative Services Manager position and we are receiving applications. Johna also reported that the posting that was done for a custodial position has not brought any candidates recently and hiring for that position is being put on "hold".

Space Planning and Office Technology Assessment: Johna Sharp reported a meeting with and subsequent proposal from a Space Planner for the DVRC office. Mary Newkirk expressed a possible need to assess current office technology and planning for future office needs.

John's Villa Lease: Ward Jennings explained that lease with John's Villa had been revised. This lease will expire on July 31, 2018. Bob Westall, Contracts Committee Chairman, reported that John's Villa will not be renewing this lease.

Contracts: Johna Sharp received a report from Glenn Jetton, Chairperson of the Building and Grounds Committee regarding the Farnsworth Hall Pool deck repair. Only two bids submitted, so no action can be taken. Dave Senke reported that there is only one bid for the resurfacing of the Pickle Ball Courts and that there hasn't been success in getting more bids. The committee requests the board accept that bid so that work can.

2019 Phone Directory: Ward Jennings explained the current policy.

Dreamland On the Go: Ward Jennings reported that other businesses requested they be allowed to give a commission to Dreamland Villa in exchange for being able to advertise free in the *Citizen* and on our website. Kathie Chismar reported the amount of commission this agreement has generated for Dreamland Villa. The issue will be further researched before the March Board of Directors meeting.

April 1st Requirements: Ward Jennings wanted the following items to be priority considerations as the board's upcoming new year approaches.

Standing Committee Chairpersons: Chairpersons for each committee must be appointed for the upcoming year.

Arizona Corporation Commission: Someone will need to go to Phoenix to update the list of directors, officers and the statutory agent before the bank will allow us to change the check signers.

Check Signers: The new board will have to do the paperwork to update check signers and authorized agents with the bank.

Follow up on Abandoned Homes in Dreamland Villa: Ward Jennings reported abandoned homes. It is common for this to happen when a home is empty due to a Reverse Mortgage situation. Ward has identified a title company that will provide the mortgage holder information. This will allow DVRC to contact the mortgage holder in an attempt to get these homes sold and properly occupied.

Board Candidate: President Johna Sharp introduced Kathleen Wissinger as a possible interim director. Kathleen gave a brief history of her work and qualifications for the board.

Bocce Ball and Fundraiser Committee Financial Update: Ward Jennings reported net revenue from the Hi-Tea and the Spaghetti Dinner was \$1,870.04 and \$989.37 respectively. These funds plus monies from the Bocci Ball reserve funds will repay \$4,004.39 of the \$4,873.87 borrowed from the Fundraiser reserve funds. Fundraiser funds shall then pay \$869.48 toward the recarpeting of the first Bocci Ball court. Ward also reported the fundraising activities generated net revenue of \$3,430.65 since April 1, 2017 with one disbursement of \$493.75 for Read Hall sound equipment.

Entertainment Update: There will be a comedy/magic show featuring Gary Tyson at Read Hall this Sunday, March 11th. There is a suggested \$5 donation to attend the show.

St. Patrick's Dinner: The St. Patrick's dinner to be held Sunday, March 11th was cancelled.

Exercise Room Carpeting: Bea Westall, representing Red Westall, reported that the recarpeting of the Exercise Room would be Monday, March 12th, so the room will be closed. There is a need for some equipment to be moved and Bea requested some help for this to be done.

End of Year Party Update: Cathy Jageler reported that Copper Heights, a neighbor to DVRC is sponsoring the free food for the Extravaganza on April 7th as a good will gesture.

Adjournment: Meeting was adjourned 7:45 p.m.

Open Forum: Open Forum Comments are on file in the DVRC Office

Submitted by Mary Newkirk, Secretary