



Anthem Community Council, Inc.

BOARD OF DIRECTORS MEETING MINUTES

May 16th, 2019

DIRECTORS PRESENT:

Larry Orlov, Treasurer	Member at Large
Joe Lightowler, Director	Solera @ Anthem via telephone
Diane Reese, Director	Anthem Country Club
Arthur Schuetz, Director	Sun City Anthem
Sarah Mendoza, Director	Terra Bella

DIRECTORS ABSENT:

Shirley Iodic, Secretary	Coventry
Mark West, President	Anthem Highlands

OTHERS PRESENT:

Rechelle Bogle, FirstService Residential
 Keven Mefford, Brightview Landscape
 John Peart, Brightview Landscape

LOCATION

Solera at Anthem, 2401 Somersworth Dr Henderson NV 89044

CALL TO ORDER

Larry Orlov called the meeting to order at 3:00 P.M.

COUNCIL MEMBER UPDATES

Arthur Lindberg resigned and Arthur Schuetz was appointed by the Sun City Anthem Board to fill his remaining term expiring on November 2019.

Sarah Mendoza was appointed by the Terra Bella Board to fill Heather Sarrategui term expiring November 2019

APPROVAL OF MINUTES

A. Diane Reese made a motion to approve the minutes of February 28, 2019 as written. Joe Lightowler seconded the motion. There was no further discussion, motion carried. Arthur Schuetz abstained.

FINANCIAL REVIEW

A. January, February, and March 2019 Financials
 Larry Orlov made a motion to acknowledge review of the financials subject to the audit which were previously emailed. Diane Reese seconded the motion. There was no further discussion, motion carried unanimously.

MANAGEMENT REPORTS

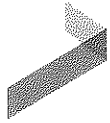
A. Action List, Legal Update & Delinquency reports – the board reviewed the provided reports. No further action taken at this time.



FirstService
RESIDENTIAL

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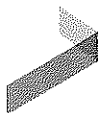
- B. Sidewalk addition to Anthem Parkway
Gretchen Poindexter from City of Henderson presented site plans in February of Anthem Parkway and Sun City Anthem Drive. Gretchen advised no official site plans have been drafted to review. After some discussion the Board will take no action until plans are presented.
- C. Common area ownership mapping by a professional engineering firm
Management advise that additional audits are required in order to ensure accuracy of ownership of lands. The project is expected to be finished by the next meeting.

LANDSCAPING

- A. Report from Brightview Landscape services – John Peart and Kevin Mefford were present to provide any questions the Board may have.
- B. Update on improvement projects for 2017 thru 2019 – Brightview provided an updated report from the original proposed project for 2017 and 2019.
- Larry Orlov requested the water usage report to determine the water use has gotten better or determine problem areas throughout the parkway.
- C. Tree Trimming Schedule
1. \$21,250.00 - Brightview presented the 4th quarter tree trimming for remaining trees for Anthem Pkwy near Hampton Rd.
- D. Other landscaping issues
- \$23,720.00 – removal 80 bore infested trees throughout the common area. Joe Lightowler made the motion to approve the proposal as presented. Diane Reese seconded the motion. Management advise this was a reserve expense. There was no further discussion, motion passed with all favor.
 - \$4,138.00 – removal of 26 bore infested mesquite trees Sun City Anthem Dr between Hampton Rd and Wild Iris Ter. Joe Lightowler made the motion to approve the proposal as presented. Diane Reese seconded the motion. There was no further discussion, motion passed with all favor.
 - \$2,270 – re-veg clean up along Eastern near the Eastern bridge
Joe Lightowler made the motion to approve the proposal as presented. Diane Reese seconded the motion. There was no further discussion, motion passed with all favor.

NEW BUSINESS

- A. Budget Committee – 2020 Budget Preparations
Larry Orlov advised the Board that additional information is required in order to proceed with the budget preparation from Brightview. A committee meeting will be scheduled with preparation of the 2020 budget in July to review the additional information.
- B. 2019-2020 Insurance renewal
Management presented the renewal with American Family Insurance and advised that the umbrella policy has sent a non-renewal. The pending litigation case is the reason for the non-renewal. The new policy is in compliance of the CC&R's for coverage to proceed without the umbrella policy. Management advised that a possible alternative policy may be available, once received the information will be sent via email.



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PUBLIC COMMENT

The floor was opened to the public for comments. Homeowners were present and the following items were discussed:

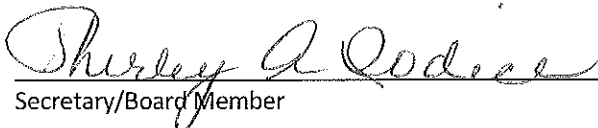
- Contract bidding before the next budget approval and if the association will be bidding the landscaping contract
- Xeriscaping of the unused grass areas.
- Budget reduction to services provider that may cause lower levels of service.

NEXT MEETING: August 15, 2019 at 3:00 P.M. – Sun City Anthem

ADJOURNMENT

Larry Orlov made a motion to adjourn the meeting at 4:17 P.M. Diane Reese seconded the motion to adjourn. Motion carried with all in favor.

RESPECTFULLY SUBMITTED:


Secretary/Board Member



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