B.O.D. MOTIONS

Sun City Summerlin Community Association, Inc.
Meeting of the Executive Board of Directors

Owner Attendance was in person, by Zoom and teleconference. OCTOBER 13, 2026

MOTIONS

Board Members in Attendance in person: Jeff Rorick, Lynn Kasner Morgan, Erik Braun, Gerry Sokolski, Judy Williams, Dick Clark, Steve Douglass, Helen Prignano, James West

Board Members in Attendance by Zoom: NONE

Board Members Absent: NONE

I. CALL TO ORDER
Acceptance of OCTOBER 13, 2026, Executive Board of Directors Meeting Agenda

MOTION by Dick Clark to **accept** the Agenda for the OCTOBER 13, 2026, meeting of the Executive Board of Directors as **amended:** removal of the following agenda items - Roman Numeral VII, Item B – June 30, 2026, Audited Financials (Draft) and Roman Numeral VII, Item DD – Paycome – HR, Payroll, and Timekeeping Software and Services Agreement.
SECOND by Erik Braun
UNANIMOUSLY APPROVED

Approval of the Executive Board of Directors Meeting Minutes from the September 8, 2026, Board Meeting
MOTION by Eric Braun **approve** the Minutes from the September 08, 2026, meeting of the Executive Board of Directors as **presented**.
SECOND by Gerry Sokolski
UNANIMOUSLY APPROVED

Acceptance of the Membership Meeting Minutes from the July 10, 2026, Special Meeting of the Membership
MOTION by Erik Braun to **accept** the Minutes from the July 10, 2026, Special Meeting of the Membership for review and filing until the next Membership meeting where they will appear on the agenda for amendments if needed and approval.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

III. CONSENT CALENDAR
MOTION by Jeff Rorick that there being no objection to **approving** items **A through G** as presented on the Consent Calendar that these items be adopted and the full text of the resolutions, reports or recommendations contained, be recorded in the Minutes of this meeting.
SECOND by Gerry Sokolski
UNANIMOUSLY APPROVED

IV. UNFINISHED BUSINESS
C. 264-2026-2027 – Information Technology – Managed Service Provider
MOTION by Steve Douglass to **approve** the recommendation from the Information Technology Committee from their meeting on September 15, 2026, to accept the proposal from Desert I.T. Solutions to take over as Sun City Summerlin Community Association Inc. managed service provider. Desert I.T. Solutions will provide comprehensive IT services at an annual cost of $82,500.00 ($6,875.00 monthly). This operating expense is budgeted for under two (2) separate account line items in the 2026/2027 Operating budget, account 660200 Contract Labor in the annual amount of $69,660.00 and account 666200 Other Professional Services in the annual amount of $19,320.00 for services currently provided by our current managed provider for a total annual budget of $88,980.0. This contract will be under the combined 2026-2027 operating budget for Managed Service Provider services by $6,480.00 a year.
SECOND by Lynn Kasner Morgan
UNANIMOUSLY APPROVED

VII. NEW BUSINESS
A. Financial Statement Acceptance – Previously Distributed to the SCSCAI Board of Directors and posted on the webpage at suncitysummerlin.com.
MOTION by Gerry Sokolski to **accept** the recommendation from the Finance Committee from their meeting on September 24, 2026, to accept the previously distributed July 31, 2026, Financial Statement without comments, subject to audit, and to acknowledge that pursuant to NRS 116.31083 (7) the Board of Directors have been given the opportunity to review the financial information listed in NRS 116.31083 (7) (a thru e), and that it be noted that all transfers from the cash operating account to the reserve account have been made as of July 31, 2026.
SECOND by Erik Braun
UNANIMOUSLY APPROVED

C. 300-2026-2027 – Patrol Base – Microsoft Outlook Licenses
MOTION by Steve Douglass to **approve** the recommendation from the Information Technology Committee from their meeting on September 15, 2026, for the purchase of five (5) Microsoft Outlook licenses for use by Sun City Summerlin Patrol. The cost of five (5) Microsoft Outlook licenses will be $899.40 annually; this will bring the total number of Microsoft Outlook licenses to eighty-four (84) at a total annual cost of $15,109.92. This is an unbudgeted Operating Budget expense.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

D. 140-2025.2026 – Palm Valley Golf Course-Maintenance Yard – Awning Replacement

MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee at its September 22, 2026, meeting, and the Finance Committee at its September 24, 2026, meeting, to accept the proposal from Metro Awnings & Iron Inc. in the amount of $29,795.00 for the replacement of the awning at the Palm Valley Golf Course Maintenance Yard. The proposal includes the use of standing seam decking material previously purchased by SCSCAI, additional materials and supplies necessary for the contracted work, labor, applicable sales tax, and a permit package consisting of engineer approved and stamped architectural design drawings, permit procurement, and required Quality Assurance Agency inspections. The proposal does not include backing or electrical work that may be desired, or automated sprinkler heads that may be required. Any such additional work would require separate evaluation and approval. This expenditure is an unbudgeted Reserve Fund expense and will exceed the approved 2026/2027 Reserve Fund Expenses Budget by $29,795.00. The awning replacement is not currently included in the Reserve Study and will be added following installation, with a construction cost in budget year 2027 of $33,392.00.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

E. 34-2026.2027 (920-004-0134) – Desert Vista Community Center Building R&M Door Hardware Main Building

MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee from their meeting on September 22, 2026, to accept the quote from IML Security Supply for the purchase of the door hardware for Desert Vista Community Center Main Building only in the amount of $41,746.21, including sales tax and delivery. Installation will be done in-house by SCSCAI staff. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $45,000.00 and will be under the budgeted amount for the fiscal year ending June 30, 2027, by $3,253.79.
SECOND by Lynn Kasner Morgan
UNANIMOUSLY APPROVED

F. 35-2026.2027 (920-005-0451) Desert Vista Community Center Building R&M – Arts & Crafts Area – Skylights Replacement

MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee from their meeting on September 22, 2026, and the Finance Committee from their meeting on September 24, 2026, to accept the quote from The Original Roofing Company for the purchase and installation of the two (2) dome skylights in the Arts & Crafts Area at the Desert Vista Community Center in the amount of $3,380.00 including sales tax, delivery, labor to remove the old skylights and installation of the new ones. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $2,800.00 and will be over the budgeted amount for the fiscal year ending June 30, 2027, by $580.00.
SECOND by Judy Williams
UNANIMOUSLY APPROVED

G. Facilities Maintenance Department - MaintainX Work Order System – Subscription Renewal

MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee at its meeting on September 22, 2026, to approve the renewal of the MaintainX Work Order System subscription for the Facilities Maintenance Department for twenty-six (26) full users (an increase of 1 user), for a twelve (12) month term beginning November 9, 2026, and ending November 8, 2027, at a total cost of $20,280.00, payable upfront. The subscription is not subject to sales tax. The subscription is an Operating Expense under Line Item 6693, Maintenance Program. The FYE 2027 portion of the $16,770.00 will exceed the approved budget of $16,250.00 by $520.00. The remaining $6,760.00 will be included in the FYE 2028 Operating Expense Budget request.
SECOND by Erik Braun
UNANIMOUSLY APPROVED

H. 69-2026.2027 (920-034-0630) Pinnacle Community Center – Furniture and Fixtures Meeting Room – LED 2X4 Lighting Replacement

MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee from their meeting on September 22, 2026, to accept the quote from Commercial Lighting for the purchase of nine (9) 2X4 LED lighting panels for the Meeting Room at the Pinnacle Community Center in the amount of $650.63, including sales tax and delivery. Installation will be done in-house by SCSCAI staff. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $585.00 and will be over the budgeted amount for the fiscal year ending June 30, 2027, by $65.63.
SECOND by Erik Braun
UNANIMOUSLY APPROVED

I. 68-2026.2027 (920-033-0630) Pinnacle Community Center – Furniture & Fixtures – Music Room – LED 2X4 Lighting Replacement

MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee from their meeting on September 22, 2026, to accept the quote from Commercial Lighting for the purchase of twelve (12) 2X4 LED lighting panels for the Music Room at the Pinnacle Community Center Music Room in the amount of $867.51, including sales tax and delivery. Installation will be done in- house by SCSCAI staff. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $780.00 and will be over the budgeted amount for the fiscal year ending June 30, 2027, by $87.51.
SECOND by Lynn Kasner Morgan
UNANIMOUSLY APPROVED

J. 67-2026.2027 (920-041-0630) Pinnacle Community Center – Furniture & Fixtures – Starbright Theater – Dressing Rooms – LED 2X4 Lighting Replacement

MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee from their meeting on September 22, 2026, to accept the quote from Commercial Lighting for the purchase of six (6) 2X4 LED lighting panels for the dressing rooms in the Starbright Theater at the Pinnacle Community Center in the amount of $433.75 including sales tax and delivery. The panels will be installed by SCSCAI staff. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $1,041.00 and will be under the budgeted amount for the fiscal year ending June 30, 2027, by $607.25.
SECOND by Judy Williams
UNANIMOUSLY APPROVED

K. 66-2026.2027 (920-011-0308) Pinnacle Community Center – Furniture & Fixtures – Starbright Theater Stage Area – LED 2X2 Lighting Replacement
MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee from their meeting on September 22, 2026, to accept the quote from Commercial Lighting Specialties for the replacement purchase of thirty-six (36) LED 2X2 Lighting Panels for the Starbright Theater stage area at the Pinnacle Community Center in the amount of $1,734.43, including sales tax and delivery. Installation will be completed by SCSCAI staff. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $2,348.00 and will be under the budgeted amount for the fiscal year ending June 30, 2027, by $613.57.
SECOND by Lynn Kasner Morgan
UNANIMOUSLY APPROVED

L. 286-2026.2027 (920-001-0451) Sun Shadows Fitness Center – Skylight Damage
MOTION by Dick Clark to **approve** after consideration of the recommendations from the Fitness Committee at its September 17, 2026 meeting, the Common Area Properties Committee at its September 22, 2026 meeting, and the Finance Committee at its September 24, 2026 meeting, the proposal from Giroux for the replacement of twenty-four (24) skylight(s) at the Sun Shadows Fitness Center, in an amount not to exceed $109,306.00, including sales tax, delivery, labor for removal and installation, and the required crane. This is a Reserve Fund expenditure and was not included in the approved 2026/2027 Reserve Fund Expenses Budget. Approval of this motion authorizes an unbudgeted Reserve Fund expenditure not to exceed $109,306.00, resulting in a corresponding increase in Reserve Fund expenses above the approved budget. Staff is further directed to investigate the feasibility of coordinating crane usage between Giroux and EMCOR Services for the skylight replacement and HVAC replacement projects to identify potential cost savings.
SECOND by Gerry Sokolski
UNANIMOUSLY APPROVED

M. 301-2026.2027-920-001-0654-Sun Shadows Fitness Center - HVAC-5.0 Ton Package Unit-Monitor Station (AC2)
MOTION by Dick Clark to **approve** the recommendation from the Common Area Properties Committee from their meeting on September 22, 2026, and the Finance Committee from their meeting on September 24, 2026, to accept quote #26-095552 dated September 14, 2026 (quote good until the end of OCTOBER) from EMCOR Services for the replacement of one (1) RUUD 5-ton HVAC unit for Sun Shadows Fitness Center in an amount not to exceed $13,585.00 including sales tax, delivery, removal of the existing HVAC unit, crane services, and installation of the new unit. This expenditure was not included in the 2026/2027 Reserve Fund Expenses Budget and will cause the Reserve Fund Budget to be over budget by $13,585.00. Replacement of this item does appear in the reserve study for replacement after July 1, 2027 (fiscal year 2028). Staff did ask Giroux if while they were on property, if they could also lift one skylight for installation by another vendor, and they replied they would not be comfortable doing this and declined.
SECOND by Judy Williams
UNANIMOUSLY APPROVED

N. 2027 Board of Directors Meeting Schedule
MOTION by Erik Braun to **accept** the 2027 Board of Directors Meeting Schedule as **presented** and to make the approved list part of these minutes and published in the Link Magazine.
SECOND by Gerry Sokolski
UNANIMOUSLY APPROVED

O. 2027 Coffee with the Board Schedule
MOTION by Erik Braun to **accept** the 2027 Coffee with the Board Schedule as **presented** and to make the approved list part of these minutes.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

P. 147-2026-2027 (920-001-0737) Food & Beverage-Summit Restaurant Point of Sale (POS) System Handhelds-Replacement (Qty 5) – Price Difference-Ratification
MOTION by Dick Clark to **approve** the amount of $347.28 which is the difference between the 08.11.2026 Board approved amount of $2,995.00 which stated that taxes were included but were not and the final total of $3,342.28 which includes taxes. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $2,750.00 and with this ratification will be over the budgeted amount for the fiscal year ending June 30, 2027, by $592.28.
SECOND by Erik Braun
UNANIMOUSLY APPROVED

Q. 159-2026-2027 (920-002-0737) Food & Beverage-Tavern at the Falls Restaurant Point of Sale (POS) System Handhelds Replacement (Qty 7) – Price Difference - Ratification
MOTION by Dick Clark to **approve** the amount of $512.64 which is the difference between the 08.11.2026 Board approved amount of $4,193.00 which stated that taxes were included but were not and the final total of $4,705.64 which includes taxes. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $3,850.00 and with this ratification will be over the budgeted amount for the fiscal year ending June 30, 2027, by $855.64.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

R. 146-2026-2027 (920-003-0738) – Food & Beverage – Summit Restaurant – POS System Kitchen Display - Replacement
MOTION by Dick Clark to **approve** the amount of $89.10 which is the difference between the 08.11.2026 Board approved amount of $818.00 which stated that taxes were included but were not and the final total of $907.10 which includes taxes. This expenditure was budgeted for in the 2026/2027 Reserve Fund Expenses Budget in the amount of $900.00 and will be over the budgeted amount for the fiscal year ending June 30, 2027, by $7.10.
SECOND by Judy Williams
UNANIMOUSLY APPROVED

S. 120A-2025-2026-(920-006-0720) – Desert Vista Fitness Center Refurbish – Hallway Carpet Replace with Rubber Roll Athletic Flooring – Change Order Ratification
MOTION by Dick Clark to **ratify** the contract change order from Wellness Flooring in the amount of

$9,160.00, approved by written consent of the SCSCAI Board of Directors on September 29, 2026, for the leveling of the base floor in the entranceway and hallway at Desert Vista Fitness Center where the rubber roll athletic flooring material is being installed. The installation contract was based on the base floor (under the existing floor) to be in good condition, and the existing flooring could be removed without damaging the base floor. When removing the existing floor, it was noted that there were many areas where the existing floor has pits and cracks, and also huge chunks of the existing floor stuck to the back of the existing floor when it was pulled down from the way the existing floor was glued down. The contractor recommended leveling the base floor as it is less expensive than taking out the base floor and pouring a new concrete base floor. The original contract amount was $26,480.05 and with this change order brings the total approved amount for this project to $35,640.05 against an approved budget of $18,061.00 making this project currently over budget by $17,579.05. The recommendation in June 2026 that the flooring type be changed from a standard use flooring material to a specialized gym flooring increased this expenditure over the budgeted amount.
SECOND by Gerry Sokolski
UNANIMOUSLY APPROVED

T. GolfNow EZlinks Golf Course Tee Time Management Software Renewal Background
MOTION by Jeff Rorick to **approve** the Board of Directors approve the renewal of the GolfNow Ezlinks Point of Sale (POS) System agreement for the Golf Department for a new term of two (2) years, subject to the terms and conditions outlined below. The renewal includes the following negotiated credit card processing rates:

- November 1, 2026, through December 31, 2026: 2.65% + $0.05 per transaction
- January 1, 2027, through June 30, 2027: 2.70% + $0.05 per transaction
- July 1, 2027, through the end of the agreement: 2.75% + $0.05 per transaction

The Board further acknowledges that the current processing rate is 2.60% and that the proposed renewal does not change the existing trade structure as listed in the proposal, established for the GolfNow Ezlinks system. There will be no additional cost to the Association associated with the renewal beyond the negotiated processing rates described above. The renewal will continue to provide the Golf Department with the Ezlinks Point of Sale System, credit card payment processing, inventory controls, website and online marketing services, tee sheet booking engine, and dynamic pricing features.
SECOND by Judy Williams
UNANIMOUSLY APPROVED

U. NRS 116.31034, Section 4, 5, 6, and 7 – 2027 Election of the Executive Board Procedure for Conducting Elections if the Number of Candidates is Equal To-or-Less Than the Number of Executive Board Members to Be Elected
MOTION by Erik Braun that the executive board has determined by this motion to use the "duly elected process" for the 2027 executive board election as allowed by NRS 116.31034 Paragraphs 4, 5, 6 and 7 which states among other things that, if, at the closing period for nominations, the number of candidates is equal to or less than the number of vacancies, then (a) the Association will not prepare or mail any ballots: and (b) the nominated candidates shall be deemed to be duly elected to the executive board at the meeting of the unit's owners at which ballots would have been opened and counted. If, at the closing period for nominations, the number of eligible candidates is less than the number of vacancies, then the executive board may fill the remaining vacancies on the executive board at a meeting of the executive board held after the annual meeting. All procedures and requirement stated in NRS 116.31034 Paragraphs 4, 5, 6 and 7 to be followed and included in the notice in the Link Magazine announcing that the "duly elected process" will be used for the 2027 executive board elections.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

V. NRS 116.31034, Section 4 – Notice of Election of Members of the Executive Board
MOTION by Secretary, Erik Braun, to confirm that pursuant to NRS 116.31034, Section 4, that notice was given to each unit's owners of the unit's owner's eligibility to serve as a member of the executive board and to have his or her name placed on the ballot. Notice was given via page 3 of the OCTOBER 2026 Link Magazine, which is the official record of Sun City Summerlin and is mailed to every Owner. The notice included directions on who to contact to submit a declaration of candidacy as well as the deadline for submittal which is November 30, 2026.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

X. NRS 82.331 Cumulative Voting
MOTION by Erik Braun, Secretary of the Board that pursuant to NRS 82.331 that formal notice is hereby given to Board President, Jeff Rorick that pursuant to Sun City Summerlin, Declaration of Covenants, Conditions, Restrictions, Assessments, Charges, Servitudes, Liens, Reservations and Easement, Article VI, Section 6 Cumulative Voting for Board Members, every Member shall have the right to cumulate his or her votes for one candidate or to divide such votes among any number of candidates.
SECOND by Lynn Kasner Morgan
UNANIMOUSLY APPROVED

Y. 302-2026-2027-Food & Beverage – Tavern at the Falls Restaurant-Audio Sound System-Split Volume Control Into Three (3) Sections

MOTION by Jeff Rorick to **approve** the unbudgeted expenditure of the purchase and installation of a three (3) zone background music system for Tavern at the Falls Restaurant, utilizing the existing CloudCover music source and installing independent volume controls for the bar area, main dining room, and rear dining area, at a cost not to exceed $4,000.00.
SECOND by Dick Clark
UNANIMOUSLY APPROVED

Z. Tavern at the Falls – NFL Package

MOTION by Jeff Rorick that the Board of Directors **approve** the addition of EverPass service at Tavern at The Falls for the **four bar televisions only**, including EverPass Core, NFL Sunday Ticket, and the required AOPEN Chromebox streaming equipment, for an initial one-year deployment at a cost of $5,256.80. Approval is subject to final verification of the subscription term, renewal pricing, cancellation provisions, equipment ownership, installation responsibilities, and availability of all quoted promotional discounts. A breakdown of pricing is listed below:

Pricing:

- I**nitial payment**: $1,955.30
- **Months 2–4**: $1,040.50 per month; $3,121.50 total
- **Months 5–12:** $22.50 per month; $180.00 total
- **Total estimated first-year cost**: $5,256.80

SECOND by Lynn Kasner Morgan
MOTION PASSED 7-2, 7 APPROVED – Jeff Rorick, Lynn Kasner Morgan, Erik Braun, Gerry Sokolski, Judy Williams, Dick Clark, Steve Douglass, 2 DENIED - Helen Prignano, James West

AA. Community Standards – 2027 Smartwebs Renewal Contract

MOTION by Erik Braun to **accept** the renewal of the contract with SmartWebs at a cost of $0.40 per door, per month for a total annual cost of $37,348.80. This is a $0.10 per door, per month increase from last year, but is still $0.15 per door, per month below the 2027 market rate. This is a budgeted operating expense. This line item is an annual increase by $9,337.20.
SECOND by Judy Williams
UNANIMOUSLY APPROVED

BB. 304-2026.2027 – (New Capital) – Desert Vista Fitness Center – Group Exercise Room – Install 5 Panels of Mirror on the South Wall - Ratification

MOTION by Dick Clark to **ratify** the contract with Fast Glass, shared with the Board of Directors on OCTOBER 6, 2026, for review purposes signed on OCTOBER 9, 2026, to provide and install five (5) panels of mirrors on the south wall of the Desert Vista Fitness Center Group Exercise Room (Dance Room) in the amount of $6,217.00. Approval outside of a Board meeting was needed as time is of the essence to finish the Desert Vista Fitness Center so it can be opened and the dates for Fast Glass to do the install were limited. The existing mirrors were damaged when the south wall had to be opened up for water mitigation by Vortex. This item adds $6,217.00 to the overall contract amount for the Desert Vista Fitness Center Locker Room Renovation bringing the total expense to $505,925.62 against a budget of $856,000.00, making this project under budget $350,074.38.
SECOND by Lynn Kasner Morgan
UNANIMOUSLY APPROVED

CC. 303-2026.2027 – (920-001-0025) – Desert Vista Fitness Center – Group Exercise Room – Screen and Recoat Wooden Floor - Ratification

MOTION by Dick Clark to **ratify** the decision to enter into a contract with FSI/Flooring solutions to screen and recoat the wooden floor in the Desert Vista Fitness Center Group Exercise Room in the amount of $8,115.25* to be funded as a Reserve Fund expense. This expenditure was not included in the approved Fiscal Year 2026/2027 Reserve Budget and will cause the Reserve Budget to be over budget by $8,115.25*. However, the expenditure is included in the Association's Reserve Study and was originally scheduled for Fiscal Year 2027/2028, beginning July 1, 2027.
SECOND by Lynn Kasner Morgan
UNANIMOUSLY APPROVED
NOTE: *The correct amount is $4,506.16. The wrong amount was stated in the motion. The $8,115.25 is the amount referenced in the Reserve Study for the Fiscal Year 2027/2028. The formal correction will be made at the November 10, 2026, Board of Director's Meeting.

X. ADJOURNMENT

MOTION by Erik Braun, that there being no further business to come before the Board of Directors, that the meeting be adjourned at 10:38 am.
SECOND by Jeff Rorick
UNANIMOUSLY APPROVED

SUMMARY OF OPERATIONS

Sun City Summerlin Community Association, Inc.

Consolidated Balance Sheet - Unaudited
July 31, 2026

	Operating Fund	Reserve Fund	Consolidated Funds
ASSETS			
Cash and cash equivalents	2,347,683	6,612,240	8,959,923
Fixed income securities (Investments)	4,159,834	22,513,148	26,672,982
Interest receivable	33,581	169,861	203,442
Accounts receivable, net	7,211,622	-	7,211,622
Prepaid Expenses	813,427	-	813,427
Inventory	337,190	-	337,190
Interfund receivables (payables)	(251,125)	251,125	-
Fixed Assets	49,918,435	-	49,918,435
Deferred Tax Asset	325,812	3,968,865	4,294,677
Other Assets (includes ROU Assets)	221,177	-	221,177
TOTAL ASSETS	65,117,636	33,515,239	98,632,875
LIABILITIES & FUND BALANCES			
Accounts payable and accrued expenses	2,085,603	510,418	2,596,021
Lease Liabilities	56,177	-	56,177
Contract liabilities (revenue received in advance)	911,439	-	911,439
Contract liabilities (annual assessments) *	7,979,374	20,256,375	28,235,749
Contract liabilities (new cap assessments) *	-	-	-
Contract liabilities (NORA) *	-	-	-
TOTAL LIABILITIES	11,032,593	20,766,793	31,799,386
Accumulated other comprehensive loss	122,014	(143,226)	(21,212)
Fund Balances	53,963,029	12,891,672	66,854,701
TOTAL FUND BALANCES	54,085,043	12,748,446	66,833,489
TOTAL LIABILITIES & FUND BALANCES	65,117,636	33,515,239	98,632,875

* Note regarding contract liabilities for assessments:
Operating Fund annual assessments are recognized pro rata over each homeowner's annual billing cycle,
New capital assessments in operations are recognized as expenses are incurred,
NORA and Reserve Fund annual assessments are recognized as expenses are incurred.

Reserve Fund Calculation of Funding Level
July 31, 2026

Cash and cash equivalents	6,612,240	
Fixed income securities (Investments)	22,513,148	
Interest receivable	169,861	
Interfund receivables (payables)	251,125	
(Less) Accounts payable and accrued expenses	(510,418)	
	29,035,956	**
Fully funded 06.30.27 per Reserve Study	42,740,222	**
	67.9%	**

** Notes regarding reserve study:
A updated reserve study was ratified by the Board 05.12.26. The presented funded amount is based on the current balance sheet figures; therefore, do not represent the projected uncommitted fund balance as of 06.30.26. See Current Year Cash Flow Activity & Projections - Reserve Fund Cash and Investment report for projected uncommitted balance.

For additional SCSCAI financial information, please log on to www.scscai.com

SUMMARY OF OPERATIONS

Sun City Summerlin Community Association, Inc.

Summary of Operations - Operating Fund - Unaudited
For the Period from July 1, 2026 to June 30, 2027

	Current Month - July 31, 2026			Fiscal Year To Date (July 2026 - June 2027)		
	Actual	Budget	Favorable/ (Unfavorable)	Actual	Budget	Favorable/ (Unfavorable)
OPERATING REVENUES						
Assessments - Operating	1,367,391	1,093,928	273,463	1,367,391	1,093,928	273,463
Assessments - New Capital	5,958	5,957	1	5,958	5,957	1
Golf courses and pro shops	472,910	411,752	61,158	472,910	411,752	61,158
Beverage Carts	17,406	14,250	3,156	17,406	14,250	3,156
Restaurants-Summit/Tavern	191,511	175,306	16,205	191,511	175,306	16,205
Restaurant-Millers Tavern (leased)	7,809	7,860	(51)	7,809	7,860	(51)
Newsletter/LINK	49,615	48,784	831	49,615	48,784	831
Interest Income	12,528	10,250	2,278	12,528	10,250	2,278
Other Income	145,621	118,572	27,049	145,621	118,572	27,049
TOTAL OPERATING REVENUES	2,270,749	1,886,659	384,090	2,270,749	1,886,659	384,090
OPERATING EXPENSES						
Golf course pro shops	189,954	186,021	(3,933)	189,954	186,021	(3,933)
Golf Course Maintenance	670,848	624,468	(46,380)	670,848	624,468	(46,380)
Non-Golf Area Course Maintenance	66,048	80,855	14,807	66,048	80,855	14,807
Beverage Carts	14,536	13,533	(1,003)	14,536	13,533	(1,003)
Restaurants-Summit/Tavern	269,869	266,238	(3,631)	269,869	266,238	(3,631)
Restaurants-Millers Tavern (leased)	4,359	4,410	51	4,359	4,410	51
Newsletter/LINK	61,659	63,430	1,771	61,659	63,430	1,771
Administration	328,857	370,792	41,935	328,857	370,792	41,935
Information Technology	38,148	39,255	1,107	38,148	39,255	1,107
Landscaping	283,072	264,066	(19,006)	283,072	264,066	(19,006)
Community Services	109,069	97,661	(11,408)	109,069	97,661	(11,408)
Facility Maintenance	430,989	397,565	(33,424)	430,989	397,565	(33,424)
Fitness	76,309	76,260	(49)	76,309	76,260	(49)
Patrol	6,076	6,387	311	6,076	6,387	311
TOTAL OPERATING EXPENSES	2,549,793	2,490,941	(58,852)	2,549,793	2,490,941	(58,852)
OPERATING SURPLUS/(DEFICIT)	(279,044)	(604,282)	325,238	(279,044)	(604,282)	325,238
G/(L) on Investments	-	-	-	-	-	-
G/(L) on Fixed Asset Disposals	-	-	-	-	-	-
Income Tax Benefit/(Expense)	-	-	-	-	-	-
Depreciation Expense	(242,772)	-	(242,772)	(242,772)	-	(242,772)
NET SURPLUS/(DEFICIT)	(521,816)	(604,282)	82,466	(521,816)	(604,282)	82,466

Summary of Operations - New Capital - Unaudited

	Current Month	Year to Date
Operating expenses	-	-
Fixed asset purchases	30,572	30,572
Total Expenditures	30,572	30,572
Interest and gain on investments	-	-
Earned Assessment revenue	5,958	5,958
Total Revenues	5,958	5,958

Summary of Operations - Reserves - Unaudited

	Current Month	Year to Date
Operating expenses	12,107	12,107
Fixed asset purchases	1,645,495	1,645,495
Total Expenditures	1,657,602	1,657,602
Interest and gain on investments	68,168	68,168
Earned NORA revenue	1,549,389	1,549,389
Earned Assessment revenue	40,045	40,045
Total Revenues	1,657,602	1,657,602

Supplemental Information

	Current YTD	Prior YTD	Change	
Home Sales	49	52	(3)	-5.8%
NORA Refunds	-	-	-	#DIV/0!
NORA Collected, net of refunds	251,125	260,000	(8,875)	-3.4%
Rounds of Golf Played	9,646	10,212	(566)	-5.5%

For additional SCSCAI financial information, please log on to www.scscai.com

B.O.D. MEETINGS SCHEDULE

Official Notice Board of Directors

2026 MEETING SCHEDULE

All meetings held in-person with courtesy view and teleconference only *

***** Courtesy View Only Zoom Information: As a courtesy, the Association is providing owners with view only access through video and teleconferencing via Zoom. The instructions on obtaining view or teleconference only access to these meetings for Zoom will be sent with the meeting notice. The meeting itself is in-person, not virtual. Utilizing view or teleconference only access does NOT constitute owner attendance at or participation in the meeting.

Month	BOD Meetings	Membership Meetings
January	1/13/26	
February	2/10/26	2/25/26** Annual Mtg. 2/26/26*** Organiz. Mtg.
March	3/10/26 (Evening)	
April	4/14/26	
May	5/12/26	5/29/26****
June	6/09/26	
July	7/14/26	
August	8/11/26 (Evening)	
NOVEMBER	9/08/26	
NOVEMBER	10/13/26	
November	11/10/26	
December	12/08/26	

*****Annual meeting Wednesday, 2/25/2026, at 8 a.m.***
****** Organizational Meeting Thursday, 2/26/2026 at 9 a.m.***
*******Budget Ratification Meeting Friday, 5/29/2026***

All daytime meetings will be held at Starbright Theatre, at 9 a.m., unless noted otherwise. Executive Sessions are typically held after the Board Meetings; however, Executive Sessions are sometimes held during a recess of the Board Meeting for various reasons.

Evening Meetings: All evening meetings will be held at Starbright Theatre, at 6 p.m. Executive Sessions are typically held prior to any evening meeting(s).

Note: A resident has the right to:

- Have a copy of the minutes, a summary of the minutes or a recording of the meeting upon request ($.10 per page and $1.00 for the recording per meeting) (NRS 116.31083). Copies of the minutes and recordings of recent Board meetings may be downloaded from the website without charge.
- Speak to the Executive Board, unless the Executive Board is meeting in Executive Session (NRS 116.31085).
- The Agenda is posted on the Association bulletin boards and website on the Friday prior to the meeting.
- Utilizing the courtesy view or teleconference only access does not constitute owner attendance at the meeting and therefore does not entitle any owner utilizing view or teleconference only access with the rights of owners who attend the meeting, including, but not limited to, the right to speak at the meeting.
- **Recordings of Board meetings will be made. The recordings will be kept for a period of ten years in the Administration's Executive Director's office in the Mountain Shadows Community Center. Recordings, minutes or a summary of minutes will be available not more than 30 days after the meeting (NRS 116.31083). Depending upon meeting schedules, on occasion, the minutes or summary of the minutes may be in draft form.**

All scheduled Board of Director meetings are held at Starbright Theatre and/or by Zoom*. All scheduled Committee Meetings are held at Desert Vista Committee Room and/or by Zoom*.

SCSCAI Board of Directors and Committee Meetings

The Board agenda is posted on the Administrative bulletin board, on the website, and in the community centers. Copies may be obtained in the Administration office on the Friday prior to the meeting. All meetings will be held at Desert Vista except where noted on the calendar. For updates, please visit www.suncitysummerlin.com

ARC	Architectural Review Committee
BOD	SCSCAI Board of Directors
CAP	Common Area Properties
CCOC	Clubs and Community Organizations Committee
HC	Hearing Committee
IT	Information Technology

SCSCAI Board and Committee Meetings Schedule

BOD	**Tues., Nov. 10**	**9 a.m. (SBT & Zoom)**
IT	Tues., Nov. 17	10:30 a.m. (DV & Zoom)
ARC	Wed., Nov. 18	9 a.m. (DV & Zoom)
Golf Oversight	Wed., Nov. 18	2 p.m. (DV & Zoom)
CCOC	Thur., Nov. 19	9:30 a.m. (DV & Zoom)
Fitness	Thur., Nov. 19	1:30 p.m. (DV & Zoom)
Legal	Fri., Nov. 20	8 a.m. (DV & Zoom)
HC *(Closed Mtg.)*	Mon., Nov. 23	9 a.m. (PN Meeting Room)
CAP	Tues., Nov. 24	9 a.m. (DV & Zoom)
Finance	*No Meeting in Nov. Due to Thanksgiving*	
Coffee W/Board	Fri., Nov. 20	9:30 a.m. (DV & Zoom)