

ANTHEM COMMUNITY COUNCIL, INC.

QUARTERLY MEETING AGENDA



EPIC
ASSOCIATION MANAGEMENT

DATE: May 21, 2025 – 3:00pm

PLACE: Solera Community Center – Paris Room in the Bally's Building
2401 Somersworth Drive, Henderson, NV 89052

BOARD OF DIRECTORS MEETING

➤ **Call to Order/Determine A Quorum**

- **Board:** ___ Helen Coombs (Coventry) ___ David De Oto (Solera) ___ Rick Ernest (Sun City Anthem)
___ Vacant (Terra Bella) ___ Jay Winter (Anthem Highlands) ___ Patrick McNaught (At Large)
___ Dawn Anderson (Anthem Country Club)
- **Management:** ___ Tonya Gale

➤ **Minutes Approval:** February, 19, 2025

➤ **Financials Discussion/Approval:** January, February, March, April 2025

➤ **Acknowledgement of Actions Outside of Meeting**

- a. Approval of Financial Set-up of Staggering CDs and Bank Accounts for FDIC Limit Coverage
- b. Approval of SoilTech Native Revegetation at Coventry Corners (2/12/2025)
- c. Approval of Reserve Study
- d. Approval of Curb Cut Outs for Vendor Access along portions of Anthem Parkway (Proposal #4425)
- e. Approval of Turn Around Area by XL Landscape in Center Median at Waterfall (Proposal #4750)
- f. Approval of Continued Landscape Renovations
 - a. Anthem Waterfall/Entrance (Proposal #4746)
 - b. Anthem Parkway & Reunion 3-way Intersection (Proposal #4572)
 - c. Anthem Parkway & Anthem Club Drive 3-way Intersection (Proposal #4815)
 - d. Anthem Parkway to Reunion Netafim Irrigation Install (Proposal #4238)
 - e. Anthem Parkway Tree Installs (Proposal #4685)
- g. Approval of Tree Removal Proposals
 - a. Hazard Tree Removal at Coventry Corner Median (Proposal #2132510)
 - b. Tree Removals based on Tree Trimming (Proposal #2132513)
- h. Approval of Quarter 2 Electrical Repairs by Sant Electric (Proposal #1265)
- i. Approval of Waterfall Autofill Replacement by Clearview (Proposal 4.14.2025)
- j. Approval of Waterfall Meter Replacement by Clearview (Proposal 4.29.2025)

➤ **Action Items:** Board may vote to take action on these items

- a. XL Landscape Update on Current Projects
- b. Discussion and Possible Approval of Additional Painting Bid for Pylon Signs
- c. Review & Possible Approval of 2025 Reserve Study by Complex Solutions
- d. Next meeting scheduled for August 20, 2025 at the Anthem Community Center at 3:00pm

➤ **Closing Forum:** To help the meeting stay on track, we ask that each member keep their remarks to a maximum of 3 minutes. This will allow us to hear from everyone who wishes to speak while keeping the meeting within a reasonable timeframe. Any owner wishing to address the Board during the meeting must present themselves in a business-like manner. Any foul language, yelling or other inappropriate actions taken during the allotted time frame for owners to speak will warrant the owner being ruled as out of order and will be asked to leave immediately. The Board and/or Management is not required to respond to questions or concerns raised during this time. (Per NRS 116.3108(4c) "Except in emergencies, no action may be taken upon a matter raised under this item of the agenda until the matter itself has been specifically included on an agenda as an item upon which action may be taken...")

ADJOURN
