

# ANTHEM COMMUNITY COUNCIL, INC.

## QUARTERLY MEETING AGENDA



**EPIC**  
ASSOCIATION MANAGEMENT

**DATE:** November 19, 2025 – 3:00pm  
**PLACE:** Solera Community Center – Stardust Room  
2401 Somersworth Drive, Henderson, NV 89044

### **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)  
\_\_\_ Karen Thomas (Anthem Country Club)
  - **Management:** \_\_\_ Tonya Gale
- **Minutes Approval:** August 20, 2025
- **Financials Discussion/Approval:** August, September & October 2025
- **President's Report for the Annual Meeting**
- **Acknowledgement of Actions Outside of Meeting**
  - a. Approval of Sant Electric Q4 Repairs (Est #20251321)
  - b. Approval of XL Landscape Proposal for 15 Additional Turn Outs from Reunion to Hampton (#6738)
  - c. Approval of Easement Agreement between SCA and ACCI
  - d. Approval of Lighting Temp Access Agreement between Coventry and ACCI
- **Action Items:** Board may vote to take action on these items
  - a. XL Landscape Update on Current Projects
  - b. Review & Possible Approval of XL Landscape Proposal for Monument Sign at Volunteer "T"
  - c. Review & Possible Approval of Updated Bylaws for ACCI
  - d. Approval of the 2025 Audit & Tax Proposal as presented by Kasminoff & Associates
  - e. Discussion of City of Henderson and the Light Poles Ownership
  - f. Next meeting scheduled for February 17, 2026 at the Solera 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**

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