

Sun City Texas Community Association
Board Workshop Agenda
January 10, 2007
Sun City Texas Ballroom
1:00 p.m.

Resident Comments from the Floor (30 minute maximum)

Reports

CA Financials – November 2007	Tab 1
CA 2008 Goals	Tab 2
CA Management Plan	Tab 3
-Monthly listing for Community Association's 2008 action plans	

Discussion Items/ FYI

Stewardship Reports	Tab 4
Financial Health of SCTX CA, Protection of SCTX CA Assets, Communication, Resident Satisfaction, Governance/OMATI/Committee accomplishments	
SPC Recommendations	Tab 5
- Request for change in Bylaws implementing "At large plurality" voting	
- Discuss adding 2 resident Board members in 2009	
Nominating Committee Member Election Process	Tab 6
- Spring interview process & appointment	
Landscaped Maintained Homes Task Force	Tab 7
- Discussion of moving the task force to a permanent committee	
Reserve True Up Letter	Tab 8
Sole Sourcing Cowan Creek	Tab 9
OMATI Process	Tab 10
- How board deals with alleged non-compliance with OMATI and other rules/regulations	
Bird Banding	Tab 11
-proposal to capture, band, and release wild birds on Sun City Texas property	

Policy Change Items/ Approvals Needed

Ethics Policy	Tab 12
- Finance Committee recommendations	
CA Rules & Regs	Tab 13
-Amendments to the current policy as suggested by the Communications Committee, Horticulture Club and CA Staff	
Emergency Planning Task Force	Tab 14
- Proposed composition and membership	
Election Policy	Tab 15
- Revisions as suggested by the Elections Committee and the Board	