



MINUTES

BOARD OF DIRECTORS WORK SESSION

Wednesday, August 5, 2026, 1pm

WC Room 2 / Zoom

Directors: Candy English (President), Steve Reynolds (Vice President), Kristy McCue (Secretary), Lanny Smith (Treasurer), Jodie Walker (Assistant Secretary), Nellie Johnson (Assistant Treasurer), Dave Barker, Bart Hillyer, Chris McCrummen, Barry Stock, Scott Somers (non-voting)

Absent: Kristy McCue

Staff Present: Nanci Moyo (Board and Records Administrator), Natalie Whitman (COO)

Visitors: 17

AGENDA TOPIC

1. Call to Order / Roll Call

2. Amend / Approve Agenda

Motion: Director Hillyer moved, Director Walker seconded to approve the Agenda.

Passed: unanimous

3. Strategic Plan Survey Review with Zelos

Terrie Glass from Zelos reviewed the highlights of the Environmental Scan/Strategic Plan survey.

- Randomly invited to take survey: 5585 GVR Members
- Usable responses from random sample: 1183
- Open link on Website response: 1075 GVR Members
- Four Focus groups: 13 GVR Staff, 19 GVR Members
- Mission Statement: 96% agree communicates GVR's purpose moderately well
- Vision Statement: 95% agree communicates GVR's future desires moderately well
- Board's comments on strengths of GVR: Communicate GVR successes and strengths; Staff's commitment to work in all areas of GVR; Members referring friends and family to move here; and financial strength of the corporation and GVR's affordability.
- Board's comments on opportunities for improvement: Long range planning for the physical items; financial forecasting with dues increase to maintain the facilities, continue to maintain affordable model; performance measures as a communication tool to members to understand Board decisions; continue to enhance the current facilities; and technology (online).
- Board's comments on future challenges: remaining affordable to members; maintaining current facilities; external factors impacting home sales; modernize

technology systems; enforcement using technology; investment funds; and trust the management.

- Board's suggestions for Mission and Vision statements: Focus on objective words in Mission Statement; address financial sustainability; cost effectiveness; value; programs; Vision Statement needs to be aspirational.
- Board's suggestion: add operating principle separately to strengthen Mission Statement. The operating/guiding principles will be part of the strategic planning. Natalie Whitman (COO), Directors Lanny Smith and Barry Stock to come up with the operating/guiding principles before the strategic planning begins.

4. Member Comments - 1

5. Adjournment

MOTION: Director Johnson moved, Director McCrummen seconded to adjourn the meeting at 2:40pm.

Passed: unanimous