MINUTES

BOARD OF DIRECTORS MEETING
Wednesday, September 23, 2026 - 2pm
West Center Auditorium / 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, Dale Howard, Chris McCrummen, Barry Stock, Scott Somers (non-voting)

Absent: Dave Barker, Kristy McCue

Staff Present: Dave Dixon (CFO), Nanci Moyo (Board and Records Administrator)

Visitors: 15

AGENDA TOPIC

1. **Call to Order / Roll Call – Establish Quorum**
   The President being in the chair and the Secretary being present.
   President English called the meeting to order at 1:58pm MST. Asst. Secretary Walker called the roll; quorum established.

2. **Amend/Adopt Agenda**
   MOTION: Director Johnson moved, Director Walker seconded to adopt the Agenda.
   Passed: unanimous

3. **President Report**
   - The Strategic Plan is in the final stages of developing. The goals and objectives have been completed, and the initiatives for the each of the goals will be the next step.
   - Thanked the GVR Members for taking the survey in the summer. The survey is a good road map for the next five years.

4. **CEO Report**
   - GVR construction season is coming to an end for 2026.
   - Abrego South Pool construction documents are 90 percent complete. Once 100 percent complete, the next steps will be permits from Pima County.
   - West Center Lobby improvement is nearly complete, with a few minor issues being resolved.
   - Lapidary expansion project is on schedule, with an end of the year completion.
   - West Center Pool completed during the summer.
   - Staff, Fiscal Affairs Committee and the Board are in the middle of the 2027 Budget season.

5. **Committee Reports –** Reports given and placed on file.
   A. Audit
   B. Board Affairs
   C. Fiscal Affairs
   D. Investments

6. **Consent Agenda**
   MOTION: Director Johnson moved, Director Walker seconded to approve Consent Agenda.
   Passed: unanimous
   A. Minutes:
      1) BOD Special Meeting Minutes: August 24, 2026
      2) BOD Regular Meeting Minutes: August 26, 2026
      3) BOD Special Meeting Minutes: September 2, 2026
   B. Financial Statements:
      1) August Financials

7. **Action Items**
   A. East Center Cell Tower Proposal
   Dave Dixon, CFO, reviewed the placement of the cell tower at East Center, the proposal, and revenue this will generate.
   MOTION: Director Walker moved, Director English seconded to approve and forward the East Center Cell Tower proposal and draft agreement for legal review, and for signature by the GVR Board President.
   Passed: unanimous

   B. Approval of Form 990
   Dave Dixon, CFO, reviewed the draft Form 990 and pointed out one change on Page 9 to replace David Webster's name with Dave Dixon.
   MOTION: Director English moved, Director Johnson seconded to approve the amended Draft 990 by removing David Webster's name and adding Dave Dixon's name on Page 9 of Form 990.

   C. Approval of BAC Recommended CPM Changes
   MOTION: Director Reynolds moved, Director Johnson seconded to approve the Corporate Policy Changes recommended by the Board Affairs Committee:
   2.1.1.A:
   The governing Board year begins at the close of ~~after~~ the Annual Meeting and continues until the close ~~ends following~~ of the ~~next~~ subsequent Annual Meeting;
   2.2.3.A:
   A nominee is considered "elected" if ~~he/she~~ the nominee receives a majority of the votes cast;
   2.3.2.A.2:
   Regular Meetings are for decision making, action, and votes. A Director introducing a ~~motion~~ topic may speak for no more than ten (10) minutes regarding the topic ~~to introduce a topic~~;
   2.3.3.C.E.and F:
   C. Items for agenda consideration must be submitted to the President and CEO (or the respective designee) by 12pm (noon) six (6) business days prior to the date of the ~~Board~~ meeting. If the deadline for item consideration is not met, the item will be placed on the next ~~Regular M~~meeting agenda.
   E. A proposed meeting agenda is developed by the Board President and CEO by close of business six (6) business days prior to the ~~Board~~ meeting.
   F. Three (3) business days prior to the ~~Board~~ meeting the agenda material will be sent to the Board, posted on the GVR website, and sent to members via an eBlast. Any meeting materials for items on the published agenda not included in the Friday distribution shall

be emailed to the Board as soon as available and posted online as a Revised Agenda with an * indicating the additions, deletions, or changes. The agenda shall be made available to GVR Members at the ~~Board~~ meeting in hard copy and updated on the GVR website.

2.4.2.A.3:

Any Director against whom an allegation is made has the right to attend the Executive Session and present a ~~his/her~~ defense, and may be accompanied by a legal representative. The accused Director ~~He/She~~ may not be present or participate in any discussion and/or votes regarding the alleged violation. If the accused Director refuses to attend the Executive Session called to discuss the alleged violation, the accused Director will be deemed to have waived ~~his/her~~ the right to present a defense to the allegation.

Part 6 which includes:

6.2.1.J:

The Club Liaison will retain a club file in ~~his/her~~ the Administrative O~~o~~ffice;

6.2.2.H.3:

Each non-GVR individual must sign an agreement acknowledging that ~~he/she~~ the individual will not be covered by GVR Corporate Worker's Compensation nor listed as an additional insured in any GVR commercial insurance policy;

6.2.2.H.5:

Should the individual be a minor, then the parent/guardian must sign the agreement on ~~his/her~~ the individual's behalf.

Passed: unanimous

D. Appointment of Chair for Investments Committee

Candy English, President, appointed Dale Howard Chair of the Investments Committee to replace the resigning Director who chaired the committee.

MOTION: Director Walker moved, Director English seconded to approve the appointment of Dale Howard as the Chair of the Investments Committee.

Passed: unanimous

8. **Member Comments – 0**

9. **Adjournment**

MOTION: Director Walker moved, Director Johnson seconded to adjourn the meeting at 2:28pm.

Passed: unanimous