

President's Report – January 14, 2026 Board Meeting

Happy New Year Everyone! This is the first Board meeting of 2026, and I'd like to welcome Directors Greg Eisman and Wayne Keyes to the Board as well as congratulating Director & Corporate Secretary Carrie Blaylock on her reelection. This year will be great for CA members. Shortly you will hear the Treasurer's report from Treasurer Jim Collins which will show that we are in a strong financial position. Looking back to 2025, we finalized cleaning up the damage from Hurricane Milton that occurred in 4Q24, completed the two new Volleyball Courts and the three new Bocce Ball courts, and started construction on the 12,000 square foot Applied Arts Building. The December referendum approved the \$346 annual dues, which is a bargain for all the wonderful amenities we enjoy.

Looking forward, this Board continues to focus on implementing the Central Campus Upgrade project that was approved in May 2023 by the Membership voters with an 85 to 15% majority. This project will keep our facilities modern and attractive to enjoy while protecting the value of our homes. The new Applied Arts building (Phase 1A) is estimated to be completed on time by April 16, 2026 and below budget. By a 78% to 22% majority, the December 2025 voters approved the new 8,000 square foot restaurant/bar and 6,600 square foot resort style pool (Phase 1B). Construction is estimated to start by June 1, 2026 with a one-year completion schedule. The Board appreciates the strong member support for the Central Campus Upgrade project. Progress must be a continuous effort, and this Board will do so.

I would like to thank Community Manager Reitz, and her staff for their hard work in 2025. They keep our campus running efficiently, safely, and looking attractive. I would also like to thank the many CA members who volunteer on Committees, Clubs, and other organizations as our CA community runs efficiently and cost effectively based on volunteers. If you are not currently on a committee, we hope you will take the time to complete a Help Us Govern (HUG) SCC form to volunteer to serve on a committee in 2026. They are available at the table by the entrance, the CA Office, and online at <https://www.suncitycenter.org/visitors/volunteerism.html> (Go to "Click here"). This year the Board would like to focus on more external communication and public relations to build interest in moving here and increase demand for housing. We have a great story to tell about the recent facility improvements and the Central Campus Upgrade Project. If you have media experience, we hope you will volunteer to be on the Communications and Public Relations Committee to help tell that story.

Speaking of volunteers, mark your calendars to attend the CA sponsored Wednesday Night Live event at 3PM and 7PM on February 11, 2026, at Community Hall. A comedian and the SCC Men's Golden Review are back by popular demand. All proceeds will go to the volunteer organizations of Emergency Squad, Security Patrol, and Samaritans. Again, 2026 will be a great year for the Community Association. We have so many things to be grateful for by living in our wonderful community. Please enjoy the moment and as always, let's all remember to be respectful, positive, and kind while having fun in our senior years.