



DAILY NEWS-SUN

Thursday, November 29, 2012
Page A10

My View

Proposed fee conflicts with articles of incorporation

By Anne Randall Stewart, Spokesperson for the Sun City Formula Registry, Publisher of [annereport.com](http://www.annereport.com)

Recently, the Recreation Centers of Sun City board of directors proposed that the clubs collect \$2 per visit from each guest. They told a capacity crowd at a board meeting that the money raised was not for revenue but it was only for “fairness” since members pay \$2 per visit per person when their family and friends use the facilities.

Our view is that any kind of guest fee is illegal because it conflicts with the Articles of Incorporation. The board is not empowered to write rules that conflict with the articles.

It is never the guest who pays; it is the member. It is the member who buys the “Host Punch Cards,” not the guest. Those “Host Punch Cards” are really another method used to extort from the members “unequal,” unnecessary, and punitive assessments for merely using the facilities which is their right.

The facilities are already paid for. The utilities are paid whether or not anyone uses them. So are the tables and chairs; maintenance staff set-up and clean-up, again, already paid for. They are all paid by our annual assessments which are supposed to be equal among the members and paid for in advance for the coming year.

Members pay annual assessments to maintain the facilities whether or not they choose to use them. It is not a usage fee.

The clubs are formed by members who have already paid for the facilities in advance. The clubs should not have to pay what amounts to RCSC tribute, especially not matching funds collected for charitable contributions that enrich our community. Paying tribute brings preferential treatment to the money-generating clubs.

The purpose of the clubs is to “create a sense of community, create a social network or fabric for the residents”; the second tenet of the Formula for Successful Sun Cities that Del

Webb created. Social clubs create a sense of community yet they are prevented from fully participating because they cannot afford to pay for using social halls and other venues for their events.

Extorted rental fees and guest fees stop members from enjoying the facilities which are already paid for in advance by their annual assessments.

Inviting guests is akin to free word-of-mouth publicity that markets Sun City to attract homebuyers. Extorting the members with rental and guest fees creates ill will and discourages inviting guests due to the extra costs incurred during these hard times.

This particular group of board members showed little regard for the members attending the meeting. In the face of a rare standing-room-only crowd, a board member made the outrageous statement that he did not represent those in attendance but rather the rest of Sun City who did not attend.

Actions speak louder than words. The RCSC pays lip service to “openness.” They increased the quorum, eliminated meetings, and banned recordings. This is not openness. They want the members to obey their rules while they remain in non-compliance with state statutes and their own articles, bylaws, and facilities agreements. The members are being forced to take the RCSC to court. See <http://www.annereport.com> for details.

Anne Randall Stewart is spokesperson for The Sun City Formula Registry (“The Action of the Members”) and publisher of <http://www.annereport.com>. She can be reached at 623-933-6192 or 602-318-0708.