

More RCSC renovation in store

\$19 million added to PIF long range capital plan

By Rusty Bradshaw, Independent Newspapers

With an increased preservation and improvement fee, the Recreation Centers of Sun City Board of Directors is now eying major renovations at two more recreation centers and moving forward on another golf course project.

During its next regular meeting – 9 a.m. Thursday, May 28 at Sundial Recreation Center, 14801 N. 103rd Ave. – the board will consider adding renovation of Mountain View Recreation Center, 9749 N. 107th Ave., and Lakeview Recreation Center, 10626 W. Thunderbird Blvd. The board will also consider moving a renovation of the South Golf Course, 11000 N. 103rd Ave., pro shop forward a few years.

The **three projects will add \$19.5 million** to the RCSC long range plan budget through 2022.

“Mountain View and Lakeview were on the long range plan with holding numbers until we got more concrete information,” said Dan Schroeder, RCSC board president, during the board’s May 11 member/director exchange meeting.

In addition the board will consider moving \$3 million from its unrestricted operating fund to the restricted PIF capital reserve fund. The action will **bring the reserve fund to \$5 million**, the goal of building the fund annually that **began four years ago**. RCSC annual transfers \$500,000 from PIF into the reserve fund to build it up, but if it agrees to fully fund it from operating funds the annual transfer will not be continued.

Gene Westemeier, former board member, disagreed with the proposal. He believes the annual buildup should continue.

“There are other things the \$3 million could fund,” he said.

Resident Les Bedney was disappointed

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[Anne Report Note: emphasis ours.]

the decision to add items to the long range plan are done by the board with no committee or resident input or knowledge. Mr. Schroeder said discussions about the long range plan are conducted during **board work sessions**, which are **secret meetings closed to even cardholders**.

“That smells kind of funny to me,” he said.

Mr. Schroeder explained that when time for renovation projects draw near, RCSC will conduct town hall meetings to gather resident input.

“You should be more transparent,” Mr. Bedney said.

Board member Ida Eisert called for the board to reinstate the Long Range Planning Committee for discussions of future projects. Mr. Westemeier, who chaired the committee for several years, agreed. He added he believes the PIF remains too low.

“There are so many things that have to be done,” he explained.

Ms. Ek, RCSC general manager, said the **\$3 million transfer to the PIF** capital reserve fund is from **funds left over from the previous year**.

“We budget conservatively with our revenues and aggressively with our costs specifically to make sure we have enough to stay out of debt,” she explained.

“We operate under budget and money gets carried forward each year.”

There were residents who wanted even more added to the long range plan. Several requested an upgrade of the Lakes East/West Golf Course, 10433 W.

Talisman Road, snack shop. Vance Coleman, former RCSC board member, called the existing facility totally inadequate.

“I think the money is there (for the renovation),” he said

Resident Christy Staffor believes the snack shop patio needs to be enlarged.

“You are losing revenue because of people who don’t stay and eat and drink,” she said.