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SUMMERLIN SOUTH COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS MEETING  
October 19, 2023

**MEETING SUMMARY**

NOTICE OF MEETING: Upon notice duly given and received, a meeting of the Summerlin South Community Association Board of Directors was held on Thursday, October 19, 2023 at 6:00 p.m. at The Willows Community Center.

ATTENDANCE: Board Members Present: Vincent Esposito, Rachel Lyons,  
Jennifer Pevoto, Andreux Reynolds,  
Pamela Scott, David Redfearn,  
Anthony Taeubel.  
Board Members Absent: None  
Administrative Staff: John West, Gabriela Huerta

ACTION WAS TAKEN AS INDICATED ON THE FOLLOWING:

- Elected Board Officers
- Appointed 2 Directors to Summerlin Council Board
- Acknowledged NRED Declarations of Certification
- Acknowledged SSCA Board of Directors Ethics Policy

HOMEOWNER COMMENT ON AGENDA ITEMS: None

ACTION WAS TAKEN AS INDICATED ON THE FOLLOWING:

- Approved the Consent Agenda, including:
  - Minutes – September 21, 2023
  - Bank Reconciliation – September 2023
  - Builder Closing Update – September 2023
  - Violation Report – September 2023
- Heard the Par 3 Landscape & Maintenance, Inc. Report
- Heard the Management Report that included:
  - Landscape and Maintenance
  - Annual Meeting Results
  - Annual Management Advisement Letter to Board of Directors *(NRS 116A.630(17),(19))*
- Heard the Building Committee Report
- Approved Financial Reports for September 2023
- Approved 2024 Meeting Schedule
- Approved 2024 Management Agreement
- Approved Four Turf Reduction Proposals Spanning Town Center from Desert Inn to

the 215

- Approved Red Push Pistache Tree Installation Proposal for Willows Roundabouts West of Town Center Drive
- Tabled Management Building General Contractor Agreement
- Reaffirmed next Board Meeting date and time as November 16, 2023 at 4:00 p.m.
- HOMEOWNER GENERAL COMMENTS: A Delegate relayed a desire from his neighbors to have flowers installed at the entryway to his neighborhood.
- Held an executive session 5:45 p.m. to discuss collection, compliance and legal matters.

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**NOTICE**

To: Unit's Owners  
Summerlin South Community Association

From: John West, CM, PCAM  
Community Manager

As required by NRS 116A.630(14), you are hereby notified that The Summerlin South Board of Directors is aware of all legal requirements pursuant to the applicable laws and regulations of the Summerlin South Community Association and NRS 116, as evidenced by their signatures on their Declaration of Certification forms.

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