



Statement of GVR President Gunton Regarding Abrego North Center

November 9, 2015

GVR Bylaws, CPM and the Boards Code of Conduct says in part,

- "The Corporation shall provide recreational, cultural, and educational programs for the enjoyment of GVR members ... and maintain recreational facilities".
- "The Board of Directors shall establish and maintain a standard of service for the recreational facilities of the Corporation which best serves the overall good of the organization."
- "The Board is responsible for governing in a manner that emphasizes long-term goals and objectives and strategic leadership"
- "Directors must act in the best interest of the GVR membership as a whole..."

This means that as the Board considers policy issues we must keep in mind our overall duty to address the interests of GVR as a whole. This is not an easy standard as we can see from our current facilities. We have a mix of satellite centers and major centers distributed along the 8 1/2 miles of the corporation boundary. Furthermore, those interests must satisfy long-term goals and objectives that are articulated in a strategic plan. To this end, previous Board actions have agreed to a vision that "makes GVR a retirement destination of choice by future retirees." It is hoped that the current WSM effort will help the Board identify goals and objectives as we develop a strategic plan for the years ahead. Absent clear goals and objectives to support a policy decision regarding the issue before us - ABN pool - we need to consider the duties articulated in the bylaws and CPM as we decide the future of the ABN pool.

Two divergent points of view concerning the re-build of the ABN pool have been articulated: one, "we want our pool built the way it was" and two, "we should not spend Corporation dollars to satisfy the needs of a small community of GVR members". Both arguments have some merit but individually do not adequately address the Boards responsibilities. Some say that we must re-build ABN because of some implied promise to do so. And that individuals purchased GVR deed restricted properties to be near "their" pool. I doubt that anyone pays \$450 annually just to use only a nearby pool. This is also not the standard that the Board is held to. The staff has done a yeoman's job in providing the Board with information by which to make an informed decision. Neither staff nor the groups with divergent view have offered a complete thought on why we should re-build ABN pool or why the corporation should do nothing. This has been left up to the Board to offer a thoughtful reason to either do nothing or re-build the ABN pool in some configuration.

As I have considered this issue the picture that I have painted in my mind as I look to the future of GVR and where ANB pool resides in this picture, the following considerations become important:

1. What part do the satellite centers in GVR play in the overall recreation plan? Where does ABN pool fit into the GVR structure?
2. How are all GVR members served by maintaining the satellite centers that by their very nature offer limited recreational facilities?
3. In general as we go forward, each individual issue must be decided on their own merits and should not create a precedent for future decisions concerning GVR facilities.

As we discuss the motion from P&E, I encourage each of you to imagine how the ABN pool can play a part in the GVR family of facilities. Or not play a part. Individual wants and desires play a limited role in this decision process even though they must be considered in the big picture.

As we move toward the future, we have an opportunity to chart the course of GVR for the foreseeable future. I think we need a balance to our facilities and as we consider major changes to the facilities let us make them as useful as we can to ensure our facilities meet the needs of all GVR members. We also need to remember that we cover a large geographical area providing recreational opportunities for a divergent group of retirees from 55+ to + 90 years of age.

Nothing that I have said here should be considered to advocate any position on the matter at hand and I look forward to hearing from all the directors.