

10/21/2025

## ASSESSMENT INCREASE AD-HOC COMMITTEE REPORT

At its September 16, 2025 Board meeting, the RHCS D Board appointed an AD-HOC committee to create documents required to place an annual assessment fee increase ballot measure on the ballot for the November 2026 General Election. Members of the committee were Directors Gordon Fawkes and Dave Gagetta, General Manager Mark Magee and residents representative Liz Kmiec.

Director Fawkes hosted a kick-off meeting at his home on October 2, 2025. Available documents including a Reserve Study published in August 2018, a Financial Analysis developed by NBS, Inc. in August 2024, the previous ballot measure from 2006, Marketing Strategies for increasing assessments and graphs of major district expense categories from 2006 to 2020 showing the impact of inflation on District expenditures.

This material became a basis for initial discussion of financial needs going forward.

A second meeting was scheduled for October 16 again at Director Fawkes' home.

Between meetings Board Clerk, Linda Stone, provided four sets of accounting data to extend graphs of key expense categories to the current fiscal year and Fawkes extended his graphs. Liz Kmiec compiled text from various documents including three ballot measures from the vote-by-mail information packet mailed out for the Special Election on November 4, 2025, the Springfield Meadows ballot measure from 2006 and a draft ballot measure created by Director Fawkes. She used her AI software to create several draft documents for Committee member review at our second meeting.

There was lively discussion about the increase that residents might accept. The two previous studies provided a background for the discussion. The consensus moved gradually up from \$400 to \$460 with Director Fawkes holding out for \$500.

The Committee looks forward to broader Board discussions after the entire Board has had a chance to read this report.