

Volume 38, No. 29

Today February 10, 2009

Program: *Joyce Finkelstein*, recently retired Executive Director of the GVCCC will relate her "Highlights of My Ten Years on the Green Valley Community Coordinating Council."

Program chair:

- *Anndrea Blackshear* (2008-2009)
- *David Sirota* (February 2009)

Next week February 17, 2009

Program: *David Sirota*, a retired professor of Real Estate Development at the University of Arizona, will speak to the issue of "The Power of Leverage."

Last week February 3, 2009

Visiting Rotarians:

- *Paul White* (South Gateway - South Bend IN)
- *Art Lohuis* (Sequim, WA)
- *Bob Tucker* (Lebanon, IN)
- *Don Walchholz* (Minocqua, WI)
- *Tom Greelis* (Thief River Falls, MN)

Sojourners:

- *Jim Blackburn* (Tulsa, OK) - First time visit this winter season. Welcome!
- 11 previously returned Sojourners were with us

Makeups:

- *Phil Brooke* (Webster Grove, MO)
- *Anndrea Blackshear* (eClub)
- *Steve Britts* (e Club)

Guests:

- *Harry Hughes* (John Guion)

Student of the Month *Kristine Manns* - a highly motivated Senior at Sahuarita High School, active in her church and a member of the National Honor Society



Announcements

Birthday:

- *Andy Heideman*

Anniversary

- *David and Gerry Appleton*

Foundation Minute: *Dick Brown* related the story on how a deadly 1907 streetcar accident in a small Ohio town awakened the citizenry of the community's inadequate hospital facilities. By 1918 a Rotary club had been chartered in the community and a project to provide a hospital for crippled children's was initiated. Easter Seals Inc. resulted. What is the town, you say? Answer - *Dick Brown's* hometown, Elyria, Ohio.

The Golden Pencil Award - For Rotarianesque service, President *Jerry Ochs* presented Director/Administration *Ray Colony* the award today.



Spaghetti Spree coming up Wednesday, February 25th at West Social Center - The signup sheet is now available.

FYI - Programs coming up

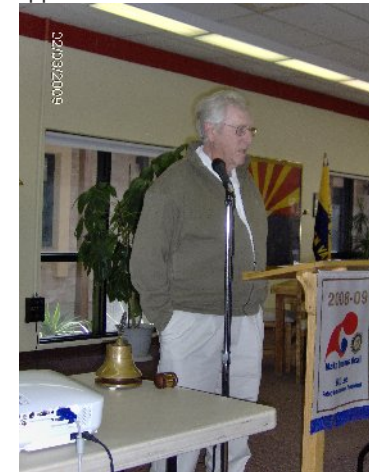
- March 10 - Tucson Symphony Music Director and Conductor *George Hanson*
- March 17 - *Dr. Joe Vigil*, local resident and coach of the long distance track team in the Beijing Olympics

Median Green volunteers - President Jerry solicited volunteers to maintain Rotary's section (opposite the Chase Bank on Esperanza.) Six stepped up to the plate immediately. Thanks go to: *David Polsky, Dick Roberts, Steve Britts, Rev. Dr. Gene Friesen, Dr. Tom Bunting* and *Kathy Simpson*.

The Program

February 3, 2009

Rotary welcomed *Staunton Flanders*, a key player in the development of Green Valley in the late 60's and early 70's; and, an owner of some local properties even today. Our February program chair, *David Sirota*, introduced Flanders. As the presentation continued, the close connection between Sirota and Flanders, in those days, was apparent.



Staunton Flanders is a G.V. winter resident. He is the owner of the Haven Equity Corp of Northbrook, IL and the local owner of the Abrego Self Storage Co. and the Haven and Tortuga Golf Courses. In the development of Green Valley, Flanders was the condominium converter (essentially a former owner) of the 1152 unit Villas (both East and West in today's terms.) Also, he was the owner and developer of the Haven Mall (today's Green Valley Village,) the East Center and the Walgreen development at Esperanza and LaCanada.

Here is the story:

The Maxson brothers, Green Valley's original developers, defaulted on much of what had been built along Esperanza from Abrego to LaCanada (and south.) A federal governmental agency, as the loan guarantor, took over and sought bidders to reconfigure the financial side of the developments. Our speaker, who was known for his expertise as a condo converter, was the successful bidder. As the new owner of the former Maxson properties, and in consideration to heed mandated restrictions of the Feds, Flanders involvement included:

Continued on back panel

The Program - continued from the front panel

- Converting the East and West Villa units to condominium ownership
- Developing large sales staff and methodology in sales policies. *One member of his sales staff, Roy Marks, was a charter member of our club and is the father of Donna Gallagher.*
- Partnering with Fairfield to
 - keep the East Center open to provide recreational facilities for the new buyers of the Villa condominium properties. This established the GVR.
 - build the West Center to provide recreational facilities for the expanding areas south along LaCanada
- Increasing the size of the Haven Mall from its original 10 stores to its present size of 65. The Feds required this as a condition of the sale.

Enter **David Sirot**, acting as a real estate consultant for GVR, who negotiated a deal with **Staunton Flanders** for the GVR to rent the East Center for \$1.00 a year over a 30-year program. After many years, GVR ended up buying the East Center.

In conclusion, this Flanders's comment summarizes it all: **"It was a fantastic experience - It did work out."**

Polsky & Co.

Jim Nelson, Supt of Schools for the Continental District placed \$1 in the jingle tray to thank the community (presumably some Rotarians?) for contributing used golf clubs for a start up golf training effort in the schools. Now, monitors are needed. No requirement was noted about a handicap; i.e., 1) either a low number, or 2) simply possessing the handicap of being a lousy golfer.

The raffle

February 3, 2009

\$100 credit to a Paul Harris Fellow (PHF) award

- **David Sirot**

Drawing for the PHF awards February 10, 2009

- **Mike Pease, Chuck Graham, Dick Brown** and **David Link**

Winner of the wine

- **Karl Leebrick**

Noble Rose - Editor

Rotary Club of Green Valley

2008-09 Board of Directors

President:

- **Jerry Ochs**

President Elect:

- **Mitch Salyers**

Vice President:

- **Joyce Finkelstein**

Secretary:

- **Michael Pease** GVRotary@yahoo.com

Treasurer:

- **Jim Mack**

Immediate Past President:

- **Mark Dugan**

Directors:

- Administration: **Ray Colony**
- Membership: **Becky Roberts**
- Public Relations: **Noble Rose**
- Rotary Foundation: **Father Michael Shay**
- Service Projects: **Donna Gallagher**

General Information

District 5500

- **Tom Tilton**, District Governor (Tucson Sunrise Club)

District 5500 - locally involved

- **Father Michael Shay**, Ass't District Governor
- **Arleen Boyuls**, District Membership Chair
- **Dick Roberts**, District Celebration Chair

Club website

- <http://www.rotaryclubofgreenvalley.org>

2008- 09 Green Valley Rotary Foundation Trustees:

Bill McGibbon, David Appleton, Andy Heideman, Becky Roberts, Dr. Tom Bunting and **Jerry Ochs**

Makeup locations

To make up on-line

- <http://www.rotaryclubone.org>

Monday @ 12:10 PM - Tucson Old Pueblo Club

- McMahon's Steak House - Swan @ Ft. Lowell

Tuesday @ 5:30 PM - Sahuarita Rotary Club

- Ashley Home Store's Community Room

Wednesday @ 6:45 AM - Rio Rico Rotary Club

- Esplendor Resort at Rio Rico - I-19 Exit 17 West

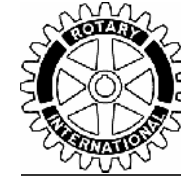
Thursday @ 6:45 AM - Valle Verde Rotary Club

- GV Community Church - Esperanza at LaCan~ada

Friday @ 8:00 AM - Tubac Rotary Club

- Tubac Country Club - 65 Avenida De Otero

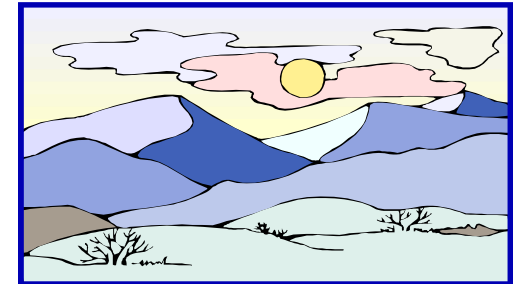
The Desert Wheel



Dong Kurn Lee (D.K.)

R.I. President

Rotary Club of Yangdong, South Korea



The Rotary Club of Green Valley meets
On Tuesdays @ 11:45 AM at the
St. Francis-in-the Valley Episcopal Church
600 S. LaCañada Drive

P.O. Box 701 - Green Valley, AZ 85622