

February 2023 Club Rio Board of Directors Meeting
March 1st, 2023
9:00 AM

The Club Rio HOA BOD meeting was called to order at 9:00 AM by President, Ken Rausch in Club Rio.

ROLL CALL:

Present: Ken Rausch, Tom White, Denny Jameson, Cathy Gildner, Tim Webb, Kenny Klise, Dick Wood and Donna Webb.

Not Present: Robert Lacob and Dennis Boyd

MEETING MINUTES:

The minutes of the BOD meeting of February 1st, 2023 stand, the minutes of the BOD meeting of February 1st, 2023, had a correction of the minutes under New Business that the 2023 Committee Chair and members were approved by the Board of Directors, not the President. The minutes were approved.

TREASURERS REPORT:

The President, Ken Rausch, reported for Dennis Boyd the following for the period ending February 22, 2023: current month's income: \$4846.41, current month's expenses: \$3057.16, leaving a profit of \$1789.25. The money in the checking account is \$27,694.28 and the total HOA monies is \$56,239.27. A copy of the report is in the display cabinets at both clubhouses. The report was approved.

Dennis Boyd also submitted a final Board Report for 2022. Ken Rausch reported that he picked up the bank statements from Fairwinds for the time period of January through August, 2022 and will give them to Dennis to submit to Rose Hulse for the 2022 audit. Dennis Boyd is currently working on 2022 tax return.

CITY OF EDGEWATER PERSONNEL:

Ken Rausch invited the new mayor of Edgewater to come and speak to the Board. The invitation was originally accepted but a scheduling conflict came up and will need to be rescheduled. Ken Rausch will follow up with the mayor's office.

HOA COMMITTEE REPORTS:

HOMEOWNERS' COMMITTEE:

Tim Webb reported on the proposed dog park from Tiffany Najera. Tiffany's proposal is that she takes both of the fenced in areas specified for the horse shoe rings and turns them into 2 separate areas for dogs to be off lease. She proposes that 4 of the 8 horse shoe rings be moved to either the Bocca ball area or a shaded area. After discussion by the Board members, it was decided that approval for the dog park by the Board be tabled until Tiffany has solidified details and communicated with the Board her plans.

Bud Lawlor was proposed as a new member of the HOC committee. The Board approved his appointment to the committee as an alternate.

SOCIAL COMMITTEE:

Anne Rausch reported that the Roaring 20's Dance, the Hacienda 500 and the Super Ball party were all successful and enjoyed by all who attended.

Upcoming events:

March 4th – Mystery Auction

March 17th – St. Patrick's Day Dinner

April – Easter Dinner and Clam Bake

MEMBERSHIP COMMITTEE:

Ken Rausch reported for Bob Lacob that as of the end of February there are 210 members.

NEW RESIDENTS COMMITTEE:

Ken Rausch reported that Sue White will compose an article for the next newsletter stating what the new residents committee will do in the future.

NEWSLETTER COMMITTEE:

Greg Allen reported that things are going well. Working with groups on getting information to him in a timely manner.

SUNSHINE COMMITTEE:

Mary Healey continues to do a great job. She requested \$50 to be used for get well and sympathy cards. Expenditure was approved by the Board.

RESIDENTS IN ATTENDANCE:

Bud Lawlor was in attendance and submitted an idea for raising money to pay for lunches for the Edgewater first responders. He would like approval to have a roast beef dinner and the money that is raised be donated to the Edgewater first responders. Details on how the money will be disbursed are still being worked out. Mr. Lawlor will be speaking with Publix management and report back to the HOA Board on the disbursement of the monies raised. The Board approved Mr. Lawlor's request and also that there should be no charge for the paper supplies used for the dinner.

UNFINISHED BUSINESS:

CLUBS:

Ken Rausch has talked with all current club presidents and reminded them that they have to be current members of the HOA.

SIGNS:

Ken Rausch reported he has ordered new signs for activities at a cost of \$340. These are the signs that are displayed at the entrances to Hacienda announcing upcoming activities.

CHECK SIGNERS:

Ken Rausch announced that appropriate paperwork has been completed to add new signers to the HOA bank accounts. They are Cathy Gildner, Bob Lacob, Ken Rausch and Dennis Boyd.

NEW BUSINESS:

CORRESPONDANCE:

A letter was sent to Ken Rausch and Denny Jameson from a concerned Hacienda resident. The letter was read to the Board and several of the issues discussed in the letter are already being addressed by Tiffany Najera, i.e., sound issues in Club Rio and the PA system and the hot tub issues. A recommendation was made by the Board to ask Tiffany if 2 or 3 residents could be trained by the company that installed the PA and the TV's in Club Rio . That way someone could be available to help with any issues that come up during events.

DOG WALK:

Discussed under HOC Committee heading.

FMO WATCHDOG RELEASE:

Proposed legislation (House Bill 751) regarding manufactured and mobile homeowners. This legislation is being monitored by the FMO and is currently in subcommittee in the House. Ken Rausch will attend the upcoming FMO meeting and will report back to the Board.

RIO TABLES AND RIO POOL FURNITURE:

Several members of the HOA Board and the Social Committee met with Tiffany to decide upon new tables for Club Rio. Tiffany has order 11 round tables that will seat 10 people and 8 rectangular tables that will seat 6-8 people. These tables will replace the tables currently in Club Rio. Tiffany has also ordered new pool furniture for Club Rio.

BOARD OF DIRECTOR COMMENTS:

Denny Jameson brought up the subject of the Sun Inspection List. He feels that the list needs to be reviewed by the HOC and a meeting arranged with Tiffany Najera to discuss the list and it's relationship to the prospectus. The issue has been referred to Tim Webb and the HOC for further review.

Respectfully Submitted,
Donna Webb, Interim Secretary