# CLUB RIO HOA BOARD OF DIRECTORS MEETING JUNE 29, 2022

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

**ROLL CALL:**
Present: President Ken Rausch, 1ST Vice President Tom White 2nd Vice President Denny Jameson, Director Kenny Klise, Director Dick Wood, Director Bob Lacob, Director Dick Woods, Director Cathy Gildner, Treasurer Dennis Boyd and Secretary Sue Audette.

**MEETING MINUTES:**
Ken Rausch moved to accept the minutes of the BOD meeting for June 1, 2022. Denny Jameson seconded, approved.

An addendum with a correction to the May 3, 2022 minutes of the BOD meeting was introduced by Ken Rausch.

Ken Rausch moved to accept the minutes of the HOA meeting for June 7, 2022. Denny Jameson seconded, approved.

All meetings will be held in Club Rio, no meetings in July and August, Tom White and Cathy Gildner requested a correction to their contact information to be then forward to Steve Kenworthy, to be placed on the HOA web site.

**TREASURES REPORT:**
Dennis Boyd stated the HOA is still on budget. Tom White made a motion to accept the Treasures report, Bob Lacob seconded, approve unanimously.

Ken Rausch and Denis Boyd requested the bank to roll over the CD's for 6 month and will wait to see where the interest rate will be at that time, before further decisions are made.

The Bank offered the BOD a credit card with a 10k limit. Cathy Gildner made the motioned to decrease the limit on the credit card from 10k to 3k, seconded by Tom White, approved unanimously. Dennis Boyd will be custodian of said credit card.

Ken Rausch made a motion to approve the moving of the bank account from Fairwinds Bank to Truist Bank. Discussion ensued regarding the advantages and benefits. Ken Klise seconded, approved unanimously.

**HOA COMMITTEE REPORTS:**

**HOMEOWNERS COMMITTEE:**
Denny Jameson stated there was nothing to report at this time.

**SOCIAL COMMITTEE:**
August 20: pool party with a DJ. September 28: pizza/doo-wop dance party in Club Rio. Tom White made a motion to request Sun to pay for the food for the Pizza/doo-wop dance party and if Sun says no, the HOA will do so. Denny Jameson seconded, approved unanimously.

**SOCIAL COMMITTEE (cont.):**

A letter was read by Ken Rausch from Ann Rausch dated June 28, 2022 stating she would like to be the chairperson for the social committee for the next 2 years starting from September 2022. This request needs to be approved by the BOD prior to the Social Committee's elections in September. A motion was made by Bob Lacob to approve the candidate, Ann Rausch for the Chairperson position of the social committee. Denny Jameson seconded, approved unanimously, with the exception of Ken Rausch who abstained.

**MEMBERSHIP COMMITTEE:**
Ken Rausch reported, Sherie Laraby has received business cards to pass out to local businesses . Since the $5.00 HOA membership fee will not be collected at closings, Ken Rausch & Tiffany Nijara have agreed to reinstitute the forwarding of new resident contact information to Sheri Laraby. This New resident contact information will also be forwarded to Tish Michelson.

**MEMBERSHIP COMMITTEE:**
The total number of HOA members is 252.

**NEWSLETTER:**
Nothing to report from Gregg Allen.

**SUNCHINE COMMITTEE:**
Noting to report.

**ANY OTHER COMMITTEES:**
Nothing to report.

**UNFINISHED BUSINESS:**

1. Rio Pool Hours:
   Ken Rausch announced "Rio Pool Hours" will stay on the list of unfinished business until a permit is obtained for the Rio pool, which he said is shortcoming.
2. Secretary:
   Secretary in no longer considered unfinished business as we now have a secretary, Suze Audette
3. Phone book corrections/New Resident Information:
   The above has been covered before by Ken Rausch. Ken has asked that all new residents to email their contact information to Tish Michelson. Also verify Tish's email address.

**NEW BUSINESS:**

**CORRESONDENCE/MISCELLANEOUS:**

1. Ken Rausch wrote to Tiffany requesting Sun Communities to complete the New Resident Information form and delete any information regarding membership fee of $5.00. Tiffany responded with an affirmative.
2. Letter from Sheri Laraby that introduces her to the business people.
3. All paperwork sent to Ken Rausch from Clayton and McCulloch has been completed.
4. Ken Rausch wrote to Debbie Stone stating no additional broadcasting equipment is necessary as we will be moving into Club Rio soon.

**CORRESONDENCE/MISCELLANEOUS (cont.):**

5. Tiffany has informed Ken Rausch she is doing everything possible to get the BOD back into Club Rio. Once back into club Rio the printing service will be redinstated.
6. Next BOD meeting will be July 29,2022; the next HOA meeting will be September 6, 2022
7. The Certificate of Appreciation & the Presidential Award will be award at the next HOA meeting. Ken is to ask Tiffany to implement a financial award for the above recipients.

**BOD COMMENTS:**

1. Tom White requested, in regards the minutes of the emergency meeting (6-24-22), his specific comments be recorded regarding the fence issue. Correction to these minutes will be made.
2. Positive comments from residents to the HOA committee regarding keeping rent as low as possible.

**ANY OTHER BUSINESS/EXECUTIVE SESSION:**

1. The BOD went into and out of Executive Session, however no discuss ensued.

2. Regarding the fencing at the expansion perimeter running along US Route 1. Discussion ensued. A motion was made by Tom White to respond back to Sheri Woodworth and cc Sue Williams (of the city of Edgewater), stating the Club Rio HOA BOD do not want to interfere with the resolution between Sun Communities and the City of Edgewater regarding the fencing issue. The motion was seconded by Denny Jameson. Approved unanimously. (see attached letters).

**BOD/MGT MEETIN ITEMS TO DISCUSS:**

A list of topics to be discussed with Tiffany will be emailed to all BOD members prior to the 07/05/22 meeting.

***The Board of Directors meeting was adjourned at 10:30am***