

Florence Gardens Mobile Home Association
48th Annual Meeting of Members (Via ZOOM)
February 9, 2021, 10:00 a.m.

February 23, 2021

Moderator Judy Parsons called the 48th Florence Gardens Mobile Home Association Annual Meeting of Members to order at 10:00 a.m., February 9, 2021, on Zoom media, with 44 members present. Dianne Riley, one of the Election Committee Co-chairs, announced the total eligible lots was 1206 and 399 returned ballots by the deadline date, the quorum of 25% or 301.5 had been met. The Election Committee was thanked for their support. Dianne chose to leave the meeting immediately to begin the tally of votes.

The moderator invited the members present on Zoom to join in saying the *Pledge of Allegiance*. After the pledge, veterans were asked to raise a hand to be recognized by name and thanked for their service to this country. The Canadian residents were also thanked for their support. The moderator requested a moment of silence for those who had passed in our community this past year.

The current 2020 Board of Directors was introduced and thanked for their service on the Board. The Nominating Committee Chair, Clyde Waterman, introduced the three candidates to fill the three open seats on the 2021 Board of Directors.

The minutes of the 47th Annual Meeting of Members were declared approved with no corrections to the printed and distributed copies of those minutes.

Sharon Lee, 2020 Board President, reported on the accomplishments for 2020. Summarization of ongoing projects included: Mission Statement, 2020 Covid-19 Pandemic experience, Zoom meetings held since March 2020, FGMHA Website and the Volunteer awards program given monthly throughout the year. President Lee also summarized the results of five ad hoc committees.

Bill Rimmer, Board Treasurer, provided an in depth Financial Report and stated the association is in a "good financial position". Capital Fund, Funded Reserve Study, Operating Expenses, Income and Net Income, and RV Income were areas addressed.

Association Manager Yasmin Rodriguez introduced FGMHA Administrative Assistant Bobbie Hobart, Association Assistant Kathy Dunkel, and Maintenance Lead David Donahue. Manager Rodriguez stated that they are in the process of searching for a Housekeeper. She also introduced the two HOAMCO staff who were on Zoom: Vickie Jacobs and Jaimie Nelson.

Standing Committee Reports were given including the information that the History Committee currently has no members. All committees need additional members. Reports continued with: Annual Meeting Committee, Architectural Committee, Bingo Committee, Documents Committee, Election Committee, Finance Committee, Nominating Committee, Strategic Planning Committee, and Welcoming Committee.

Judy Parsons, Documents Committee Chair, reported the Committee charters were revised and approved by the board on January 10, 2020. Each committee has an {orange folder} that includes the charter and a 10 page "Committee and Coordinator Manual". Committee Chairs were urged to pick up their folders before or when they provide a list of committee members for reappointment, which is due within 30 days.

Additional information regarding membership as well as start and ending dates was provided for the following Ad Hoc Committees: Beautification of Sea Container Committee, Exercise Committee, IT Committee, Social Club Committee and Reader Board Committee. Manager Rodriguez provided a report on the Sound System that will be installed by Ron Rowley. The cost will be minimal compared to the estimates obtained earlier. She also reported on the Kitchen Study Remodel Committee. All Ad Hoc committees were short term and most have completed their endeavors.

Christmas fun activities in December included the golf cart musical events, the Holiday Decorating Contest and the Ugly Sweater Contest. There were 13 homeowners who signed up and decorated their spaces and a special thank you to them. Manager Yasmin provided a screen sharing event showing the top 4 decorated spaces.

FGMHA Fund Raiser Events were not active this year due to Covid-19 pandemic. All the Fund Raiser coordinator positions were revised by the Documents Committee with the assistance of current coordinators and office. Each event coordinator has a {yellow folder} that includes a job description and a "Committee and Coordinator Manual". These are available at the office for the coordinators to pick up. Fund raiser coordinator folders include: Christmas Bazaar, White Elephant Sale, White Elephant Christmas /Thanksgiving Sale, Variety Show, Dances, Ice Cream Socials, Musical Events and the New Season Social Celebration. There were two other coordinator folders made and {red folders} were used for the Saturday Morning Coffee Coordinator and Library Coordinator. Each folder has the coordinator description and a "Committee and Coordinator Manual". Thanks were given for the efforts of everyone involved in these revisions.

The White Elephant Sale in January 2020 was the only fund raising event held and provided a report with sales of \$6,185.

During the agenda item on members' comments, several questions and comments were made regarding the Sound System and CC&R compliance.

The Rock Stars group provided the "Stayin' Inside" entertainment via Zoom and in the future will be on the FGMHA website. Thank you Yasmin for the screen sharing of this group.

Election Committee Co-chair Dianne Riley provided the results of the voting at 11:29 a.m.: Cherylle Arends -501, Nick Treinen - 442, Claudia Keller- 489.

With the election results announced earlier than anticipated, a shortened version of agenda item "One Minute Commercials" was given for the Gourd Group, Wood Carvers, Stitches for Kids, Knitting, Quilt and Craft Show. These activities plus so many others were missed in 2020 as well as the Blood Drives, AARP Taxes and the Hiking group. The Library is open by appointment and other activities are also available with restrictions of time and number of people due to Covid-19 Pandemic. Manager Yasmin provided us with a screen sharing event of the 2 ugly sweater participants.

The member comments session was continued for some final comments. The moderator then reminded everyone that the election of officers would start in 30 minutes after adjourning this annual meeting. Everyone was encouraged to stay online for the election of officers segment which was held in the clubhouse and via Zoom.

With a thank you for attending and "Uff Da" story, the moderator Judy Parsons adjourned the 48th Annual Meeting of Members at 11:46 a.m.

FGMHA Board Secretary: Christine M. Donnicc

Approved: _____

[Addendum: 2-10-2021 - Recheck calculation of ballots on 2-12-2021 at noon via Zoom.
2-12-21: Recount verification: Cherylle Arends 378; Nick Treinen 329; Claudia Keller 367.5
IRS Revenue Ruling 70-604 for 2021: YES 368 and NO 11.5]