

Florence Gardens Mobile Home Association
Regular Meeting of the Board of Directors
24 March 2021 at 10:00 a.m. via ZOOM ONLY

President Lee called to order the regular board meeting on 24 March 2021 at 10:00 am via Zoom. Board members - Sharon Lee, Nick Treinen, Bill Rimmer, Chris Vannice, Claudia Keller, Cherylle Arends, and Ann Schlicht were present. Yasmin Rodriguez, Association Manager, Bobbie Hobart, Administrative Assistant, Kathy Dunkel, Association Assistant also attended the meeting.

Pledge of Allegiance

Consent Agenda

Minutes

• I make a motion that the board accepts the Minutes of February 19, 2021 & March 10, 2021
Cherylle Arends made the motion; Claudia Keller Seconded the motion, all in favor. Motion carried.

Garden Ad-Hoc Committee Appointments

• I make a motion that the board accepts The Garden Ad-Hoc committee appointments of Judy Parsons, Catherine Evans, David Dunaway, and Kevin Tucker.
Cherylle Arends made the motion; Claudia Keller Seconded the motion, all in favor. Motion carried.

Association Managers Report- Yasmin Rodriguez

Discussion of Collections

Discussion of Compliance Summary Report

Discussion of Operational Changes/Concerns

- Hired a new housekeeper, her name is Jessica.
- Renters or significant others discussion of permissions to rent in the RV Storage Lot.
- Rock Club wants extra storage space in the RV Storage Lot.

Discussion of Maintenance

- Jessica is disinfecting all common areas.
- Office is still scheduling room usage.

Discussion of RV Storage Update

Discussion of Tickler List/Other Assignments for Upcoming

- Delinquent notices were sent.
- Activity schedule packets turned in.
- May 1st Budget Requests due.

Reader Board

- I make a motion that the board adds \$300 to the cost of the reader board for freight and add a second set of letters.

Nick Treinen made the motion; Cherylle Arends seconded the motion, all in favor. Motion carried

RV Storage

- I make a motion that the Board opens the RV Storage to renters.

Bill Rimmer made the motion; Cherylle Arends seconded the motion, Cherylle Arends withdrew second and Bill Rimmer withdrew his motion.

- I make a motion that the Board opens the RV Storage to all renters that reside in Florence Gardens.

Bill Rimmer made the motion; Cherylle Arends seconded the motion, all in favor. Motion carried.

Kitchen Repairs

- I move that the Board authorize Yasmin Rodriguez to have repairs done in the kitchen for the amount of \$1020.22 plus tax and that the amount comes from the reserve fund.

Nick Treinen made the motion; Bill Rimmer seconded the motion, all in favor. Motion carried.

Roof Repair

- I move that the Board does not do the roof repair or sign maintenance contract.

Nick Treinen made the motion; Chris Vannice seconded the motion, all in favor. Motion carried

Rock Club –Use of Shed

- I make a motion that the Board allows Lapidary/Rock club use of the empty shed for their rock club items through May 2022.

Ann Schlicht made the motion; Chris Vannice seconded the motion. Chris Vannice withdrew second and Ann Schlicht withdrew her motion.

- I make a motion that the Board allows the Rock Club use of empty shed to store their Rock Club items and follow RV Policy through October 2022 and the Board would relook at it for continuance for following year.

Ann Schlicht made the motion; Bill Rimmer seconded the motion, all in favor. Motion carried.

Bingo Discussion

- Bill Rimmer mentioned they held a Bingo meeting there were four full tables.

Bingo

- I make a motion that the Board open Bingo up April 16th 2021 with four people to a table, mask worn when not at table, and Bingo is open to everyone.

Bill Rimmer made the motion; Claudia Keller seconded the motion, Claudia Keller withdrew second and Bill Rimmer withdrew his motion.

- I make a motion that the Board open Bingo up April 16th 2021 with four people to a table, mask worn when not at table, and Bingo is open to everyone and all players must sign a COVID waiver.

Bill Rimmer made the motion; Claudia Keller seconded the motion, all in favor. Motion carried.

Garage Sale Discussion

- Ann Schlicht and Kathy Dunkel to submit a proposal for an annual garage sale and to get an activities committee put together.

White Elephant

- I move that the Board accepts Lew Dawley's proposal as presented unless there is a conflict in dates.

Nick Treinen made the motion; Bill Rimmer seconded the motion, all in favor. Motion carried.

Library

- I move that the Board accept the proposal as presented for the library and to also include the puzzle area from 9 am to 4 pm with masks on an honor system

Nick Treinen made the motion; Ann Schlicht seconded the motion, all in favor. Motion carried

Annex Exercise

- I move that the Board allow the opening of the Annex to the exercise groups following the COVID protocol and the signing of waivers. **Nick Treinen made the motion; Claudia Keller seconded the motion, all in favor. Motion carried**

Discussion of Board Meetings and Meetings with the Manager.

Garden Ad-Hoc discussion regarding recreational marijuana, committee needs to take this into consideration, for rules and regulation also if they can smoke marijuana in common areas.

Marijuana Use in Common Areas

- I make a motion that the Board mandates no marijuana usage in common area, no smoking or by ingesting.

Bill Rimmer made the motion; Claudia Keller seconded the motion, Claudia Keller withdrew second and Bill Rimmer withdrew motion. Board decided to let the attorney review.

Garden Ad-Hoc Discussion, Cherylle Arends mentioned currently four approved members.

Sharon Lee discussed policy, procedures, and resolutions.

Discussion of Action on impact Fee tabled to next meeting.

Document Committee presentation by Judy Parsons.

Policy

- I move that the Board accept the revised policies 1.2, 1.18, and 1.5

Chris Vannice made the motion; Ann Schlicht seconded the motion, Ann Schlicht withdrew her second and Chris Vannice withdrew the motion.

Lapidary 24'' Discussion

Nick Treinen resignation Architectural Committee

- I move that the Board accepts Nick Treinen's resignation from the Architectural Committee as of March 29, 2021.

Chris Vannice made the motion; Ann Schlicht seconded the motion. All in favor, motion carried.

Architectural Committee Chair

- I move the Board to make Chris Vannice the chair of the Architectural Committee.

Ann Schlicht made the motion; Cherylle Arends seconded the motion. All in favor, motion carried.

New Business by the Board

- Discussion of videos of Board Meetings being recorded and put on YouTube without knowledge.

Member comments

Adjournment 1:25 pm

Prepared by Association Assistant Kathy Dunkel

Sharon A. Lee, President