

Joint COOCVE Executive Committee and Council of Area Chairs

Board Meeting

Wednesday January 12, 2022 - Via Zoom

Macky Bachelor called the meeting to order at 9:30 a.m. and led the meeting with the Pledge of Allegiance and a moment of silence. Macky stated that this meeting is no place for election campaigning, either verbally or in the chat and the participant(s) will be removed if it occurs.

Treasurer's Report – Howard Drandoff

The opening balance for December 2021 was \$83,317. Expenses for December were \$4,228; YTD deposits were \$35,107; YTD expenses were \$31,787. The current cash balance as of December 31 is \$86,636. As of September 30, the Optimum Bank CD is \$52,801.

President's Report - Sylvia Smaldone, COOCVE President

Sylvia announced that the following individuals have been elected by acclamation to the COOCVE Board for a two-year term: Carol Freedman, President of COOCVE, Macky Bachelor, First Vice-President and Richard Rosenzweig, Second Vice-President.

Two **board certification workshops** have been scheduled; **January 19** from 12 p.m. to 2 p.m. with Bill and Susan Rafan and **February 8**, from 1 p.m. to 3 p.m. with Jennifer Cunha; sign-up information is posted on the COOCVE website. Free educational classes being offered by other legal firms are also listed on the COOCVE website. Macky suggested that Directors sign up and have their names added to these firms' mailing list and encourage their building officers to do so.

Certification classes are for any Board member or interested owner.

COOCVE has scheduled a **President's Forum** on Tuesday, February 22. Please submit any agenda items to Macky Bachelor at COOCVE@coocve.com.

Macky also asked the Area Chairs to remind their buildings to complete and submit the fillable **Officer and Director Forms**. The **2022 Officer and Director Form** has been posted on the COOCVE website, mailed to all Building Presidents and can also be obtained from your property manager. After the information is inputted, save the document and email the completed form to COOCVE@coocve.com and bring the **official signed/sealed copy** to the COOCVE or MM office.

COOCVE can no longer post the meeting links on the website. If there is anyone who would like to be added to the mailing list for this meeting or the BOD meeting, please send an email to COOCVE@coocve.com.

Macky thanked Sheila Pascar for hours and hours of work on the election committee. Voting will continue through Thursday and will be announced at the **BOD meeting on Tuesday, January 18**.

Macky referred to the December Reporter article about the new flood map and asked Anthony Serrone from Seacrest to provide more information about it and about actions that building associations can take in response. Anthony Serrone from Seacrest reported on the new map he from Suzanne Horvath at the Deerfield Beach Flood Plain Administrator showing that 22 buildings are considered in the flood zone. They are, Ashby C, Ashby D, Berkshire A, Berkshire B, Ellesmere A, Grantham, C, Lyndhurst I, Lyndhurst M, Newport G, Oakridge E, Prescott J, Swansea A, Swansea B, Richmond C, Richmond E, Ventnor A, Ventnor D, Ventnor G, Ventnor H,

Westbury D, Upminister K. These buildings may question their placement by contacting Suzanne at shorvath@deerfield-beach.com. An elevation report may not be needed and could save having to get flood insurance. The flood map is posted on the COOCVE website under notices and as further information is received, it will be posted there as well. Anthony Serrone has contacted the buildings that he represents for them to appeal this determination. He mentioned that the procedure would be for buildings to contact a surveyor to determine the building elevation and obtain an elevation certificate so that the building can be removed from the flood zone if they were recently included. Macky then turned the meeting over to Harriet Drandoff, Chairperson of the Council of Area Chairs.

Master Management - Eli Okun

Master Management is committed to the safety and well-being of the residents of CVE and has arranged for **COVID-19 testing at CVE**. Two types of tests will be available: molecular test and the antigen test which is the rapid test; there is no antibodies testing. The tests are free and either paid by individual insurance companies, Medicare, or the government. Tests are for everyone, including Canadians. Canadians must bring their Canadian passport to have the test administered. An email was sent out to residents on January 11 and 12 with instructions to click on the QR Code. This code will provide residents with the required forms so that the forms can be completed in advance of the test and keep the line moving; there were 492 residents tested in one day. Testing is performed at LeClub from 8 a.m. to 4 p.m.; please do not show up at 3:30 p.m. Currently, the testing is scheduled for January 12 and 13 and January 25, 26 and 27.

Master Management has requested under the new contract to receive **new buses** by

January/February. These new buses will be safer and more fuel-efficient. Specifically, they will be able to “kneel” making getting on and off much easier for passengers. They will also have next-generation lifts in the rear that can handle heavier loads, including most scooters.

With so many residents returning to CVE, more residents than ever are biking. Since there is an increase in **both walkers and bikers**, it is even more important to know the "Rules of the Road." While bikers may use the paths, bikers can now also use the road. If you are going to bike on the road, stay to the right (with the flow of the traffic) except when passing other bikers, when preparing to turn left, or when avoiding a hazard in the roadway. Bikers must yield the right-of-way to walkers on the paths and give an audible signal before passing them.

If you have not received your MM coupon book and pay by check, please contact the MM office.

To alleviate traffic entering the Village, especially on the visitors' lane, MM is in the process of providing **handheld tablets to the security guards** so that they can check vehicles before reaching the guardhouse.

The next MM Board meeting will be held on **Thursday, January 20** at 9:30 a.m.

CenClub – Mike Burdman - Executive Director

Mike thanked everyone who attended yesterday's CenClub meeting; it will be on channel 98 shortly as well as on the CenClub website. At this meeting, the **2021 annual report video** was shown and can be viewed at www.cenclub.com. **Revalidation** of CenClub IDs is going great.

Over 7,500 IDs have been issued to residents. Blue IDs are still valid and will be until the revalidation process is complete. The staff is in the process of inputting all of the payment information for automatic payments; revalidation phone calls are currently on hold. Phone calls for appointments will start up again next week; please be patient. Residents who have not completed their payment update, are urged to do so as soon as possible. The first installment billing for January was sent out this week. If CenClub has your payment information (checking or credit card), you received a receipt which showed a zero balance. If they do not have your payment information on file, you received an invoice which showed you owe your monthly fee for CenClub. Please contact the staff office if you have any questions.

Tickets are on sale for the January shows. **January shows** will be at full capacity and masks are always required throughout the show and in the Clubhouse. If residents are uncomfortable, you can purchase tickets on the day of the show. The ticket center opens one hour before the start of the show; just ask for the seating chart so that you can choose seats that have more space around them. At this time, guests are not permitted to the shows.

The CenClub BODs met yesterday during a workshop to discuss some issues at CVE, in particular the pandemic and **February shows**. Information regarding when the February and March tickets will go on sale will be published shortly. The Board has decided to have social distance seating in the theater for the February shows. This means that every other row in the theater will be closed (i.e. The first row will be open, the second row closed, the third row open and the fourth row closed).

An additional **water aerobics** class has been added to the Richmond pool daily at 8:30 am. For more information, visit www.cenclub.com. Mike reminded everyone that the fitness center, locker rooms, indoor and Clubhouse outdoor pools are open for residents only. Please be sure that when guests and children are using the satellite pools they are accompanied by the resident and/or parent.

The next **CenClub meeting** will be held on Tuesday, February 8 at 9:30 a.m.

City Commissioner - Bernie Parness

There will be an ordinance coming up in the next 60 days in front of the City Commission to change the charter on how many terms the Commissioner and Mayor can run. Parness felt it should be a decision the voters should make, not the politicians. Parness stated he is going to ask all residents to call in and help put this decision on the November 2022 ballot. Parness will let MM and COOCVE know when this meeting will take place and/or the link to the meeting.

The Commissioner has office hours on the first and third Monday in the Clubhouse on the second floor. Parness also stated that many residents who are unhappy with their BODs have four choices: move, live with it, complain to Tallahassee if laws are broken or get involved and run for the Board. Two buildings that have come to the Commissioner and complained; they now have new BODs. Rita Pickar stated that residents should bring any issues that they have to COOCVE as they are the entity that will assist owners and buildings with their issues.

Election Report - Shelia Pascar

Sheila thanked all the entities, MM, CenClub and COOCVE for their help throughout the entire election. Today, January 12 and tomorrow January 13 are the last few days to vote. If anyone is having issues voting, please contact Shelia at prspah55@gmail.com or call her at 754-264-4404. Everyone who is a COOCVE Director in 2021 should be voting. If you cannot get onto your computer to vote, Sheila along with a committee member will come to you with a paper ballot to vote. Both Harriet and Sylvia again thanked Sheila for all she has done on this election.

Seacrest - Anthony Serrone, Property Manager

Seacrest is working on the annual meeting process, producing the Director and Officer forms, distributing to MM, COOCVE and changing the Sunbiz official Associating listing file. The fertilization schedule is still on-going. Carol thanked Seacrest as well as East Coast and the other Property Management firms for assisting buildings in completing the Director and Officer forms. Although you provide a copy to both MM and COOCVE, Carol mentioned that COOCVE requires the **original signed and stamped copy** of the form. This can either be delivered to COOCVE or MM. Macky requested that an electronic copy be sent so that she can begin the inputting while she is out of town. Carol stated that there are still a handful of buildings that are handwriting the form. If buildings need assistance, please alert COOCVE that you need assistance. These forms are the basis for COOCVEs mailing list and contact list for when residents call asking for information about their building, therefore it is critical that they be as complete accurate as possible. In the coming months, COOCVE will try and streamline the number of emails that are received by Directors who hold multiple positions.

East Coast - Kyle Quintano - Not present

Next-Gen Management - Not Present

Area Chair Reports:

Ashby: Kathleen Wells mentioned that the shower in the men's restroom is not working. Mike stated that he will send someone over to the area. Mike reminded Area Chairs to call the staff office to report an issue like this; don't wait for a meeting to report it.

Berkshire: Naomi Reddish stated that there is a big shortage of chairs at the pool. Mike stated that CenClub is aware of this and more chairs are on order. Due to the chair shortage, Mike asked residents to be considerate and only use one chair per person while at the pool.

Ellesmere: Sheila Pascas mentioned that trees are hanging over the chain-link fence located off Hillsboro Blvd near the end of Ellesmere and across from the B building near the water. It appears it is a hangout for kids as they climb the tree, hop over the chain-link fence and leave a tremendous amount of trash in the area. Eli replied that he would investigate it.

Farnham: Meryl Kafka mentioned that the dumpsters near Farnham E/F/G off Century Blvd. have toilets, water heaters and sinks consistently being dumped in them and they are not coming from the buildings.

Upminster: Harriet mentioned that while a pole was being repaired on Military Trail due to an accident, areas of Upminster were without power for 9 hours and a resident was stuck in the elevator. They called FPL and the resident was able to get out. The battery backup did not work. Harriet suggested that high-rise buildings check to be sure that the battery back-up is working on the elevators.

Ventnor: Howard Robins stated that he witnessed someone inside the Village hopping the fence

where Sheila was describing off Hillsboro Blvd.

The next Joint COOCVE Executive Committee and Council of Area Chairs meeting will be held on **February 9 at 9:30 a.m.** via zoom.

Old Business: none

New Business: none

A motion was made and seconded to adjourn at 10:40 a.m.

Respectfully Submitted,

Macky Bachelor, First Vice President COOCVE

Harriet Drandoff, Chairperson of the Council of Area Chairs