

Florida Gardens Civic Association

Meeting Minutes for Sept 10 ,2026

This meeting was called to order by Mike Misko (President) at 8:00p.m.

Attendance: 4 Officers were present, 1 Director at large and 4 Board Members. We did not meet a quorum. 2 Resident Guest.

Officers: Mike Misko (President),,, Sarah Harmes (Second Vice President), Penny Spring (Secretary) , Keegan Gwin (Treasurer), Gary Oliwa (Director at large). Marian French (Cleveland), Megan Bauer (Cuyahoga), Alanna Harman (Dayton), Terry Crosby (Pine Tree), John Sjöholm (Resident), Justin Gwin(Resident).

Monthly Business:

Minutes: Completed by Penny Spring (Secretary)

Treasurer's Report: Keegan Gwin (Treasurer). We have a bank balance of \$16,400 as of Aug 31,2026 . Total Revenue for 2026 as of Aug 31,2026 \$29,900 compared to 2025 as of Aug 31,2025 \$39,500. Rentals as of Aug 31,2026 total \$27,400 compared to August 31 2025 were \$22,069. Neighborhood contributions as of Aug 31,2026 total \$7,000 compared to Aug 31,2025 total \$10,500.

Clubhouse Report: Terry Crosby (Clubhouse Manager). We had 16 rentals for June 2026, (3 Residents, 3 Non-Resident, 10 Community Service events) providing a total of \$4,900.00 net income for the period. We had 16 rentals for July 2026 (3 Residents, 2 Non-Resident, 11 Community Service Events) providing a total of \$3,600.00 net income for the period. We had 18 rentals for August 2026 (5 Residents, 4 Non-Resident, 9 Community Service Events) providing a total of \$5,540.00 for the period.

Clubhouse Maintenance: Gary Oliwa (Director at Large) reported at the end of June we had a rental staple decorations to the walls and columns. The deposit was withheld and this covered my time to patch and paint over all the holes. In the beginning of Sept all the concrete surfaces, the marque, the fence going down the property line and the building were all pressure cleaned. The palm trees and other landscaping was also trimmed at this time. We are having a hard time getting the original lawn company to mow the lawn in time for the weekend rentals. We have switched to a new lawn service. It was guaranteed that the lawn would be mowed before the weekend rentals.

Newsletter: Gary Oliwa (Director at Large) reported the September Newsletter will be done in order to announce the Halloween event.

Website: Gary Oliwa (Director at Large) reported no updates were required over the summer.

Taxes: Gary Oliwa (Director at Large) nothing due until the Q3 Returns in October.

Children's Events: Kimberly Serio (Director at Large) was absent, the update on the events were reported for her. The Halloween Event will be held on October 17th. The Clubhouse Set up will be

October 16th from 6-8, we will need volunteers. The Halloween Event will consist of pizza from little caesars, a craft, drinks and prizes. We already have prizes. We will need to purchase everything else, \$500 is being requested. The room voted and approved \$500 for the Halloween event.

The Christmas event will be held on Dec 12, 2026. Santa has been reserved already. We will need to put down a deposit of \$350 in October for him. There will be more details later on Christmas.

Kids events for 2027 have been set. The dates will be March 20th for Easter, October 16th for Halloween and December 11th for Christmas.

Old Business:

We still need a Street Rep for West Palm.

No one submitted to receive the Scholarship this year.

Setting up a no reply to send out News letters is on hold until after the New Year

New Business:

The sign in the front of the neighborhood needs to be replaced. We should have quotes by the next meeting.

The Clubhouse driveway needs to be resurfaced. We will be getting a quote from the same company we used last time.

The SE corner of the Clubhouse is still needing to be repaired. We will have a new quote by the next meeting.

Around the Room:

Our next meeting is scheduled for October 8th at 8:00p.m.