

Florida Gardens Civic Association
Meeting Minutes for November 13th, 2025

This meeting was called to order by Mike Misko (President) at 8:05p.m.

Attendance: Officers: Mike Misko (President) and Kimberly Serio (Secretary) were present. Christine Curry (First Vice President), Sarah Harmes (Second Vice President), and Keegan Gwin (Treasurer) were absent. There were insufficient Board Members present (5) to achieve a quorum. There were 11 attendees on the sign-in sheet.

Monthly Business:

Minutes: June, September, and October's minutes were distributed to all Board members through email prior to the meeting and were unanimously approved.

Treasurer's Report: Keegan Gwin (Treasurer) was absent so Justin Gwin gave the Treasurer's report. We have a bank balance of \$13,927 as of November 1st, 2025. Clubhouse rentals year to date are at roughly \$32,100 compared to roughly \$29,900 in the same time period of 2024. Contributions thus far are around \$11,100 compared to \$10,300 in the same time period in 2024. Advertisement revenue for 2025 is at \$1,000. This was down from \$5,000 in the same time period of 2024.

Clubhouse Report: Terry Crosby (Clubhouse Manager) was absent so Gary Oliwa (Director at Large) gave the Clubhouse report for October. We had 18 rentals (6 residents, 1 non-resident, 11 Community Service events) providing a total of \$2,925.00 net income for the period.

Clubhouse Maintenance: Gary Oliwa (Director at Large) reported our mini-split A/C unit has still not been repaired, but he was informed yesterday that the control board has finally shipped from the manufacturer and Cassidy should receive it next week and will schedule its installation. He replaced the door stop on the front entry door for the second time in 4 weeks. One of the locks on the Marquee broke but can be repaired. The soap dispenser in the large bathroom was replaced. Terry replaced the entry doormat. The streetlight behind the Clubhouse has been out since the end of August when he reported it to FPL. He followed up in October and it still has not been repaired. He will call FPL again.

Newsletter: Gary Oliwa (Director at Large) reported that the November Newsletter is being finalized. As we have discussed here, the November issue will be the last in its current form.

Website: Gary Oliwa (Director at Large) reported there were no changes. He will post the Christmas events when they are final and the Halloween display contest winners.

Taxes: Gary Oliwa (Director at Large) reported there was nothing to file until January.

Children's Events: Kimberly Serio (Secretary) thanked Penny Spring and everyone who stepped up to help at the Halloween party as she was sick. She noted the raffle covered the pizza, so we spent \$500 on the event. For the Christmas Party she asked if anyone would like to volunteer for Santa, and there were no volunteers. She noted that she has a Santa on hold, and that he was around \$300. Mike Misko (President) approved the expense for Santa. Penny noted that they found someone to play the Grinch, Corey Wood, who will replace Spencer Palmer. Kimberly noted we will have a Toy Drive again this year, and asked if we could consider donating the toys to a local charity called Bridges that cares for families below the poverty line, and everyone approved of the change. Mike Misko (President) noted he has a trailer for Santa. Penny noted her husband Wesley would represent Santa in the Golf Cart Parade, and that her and Mike would work on someone to pull the trailer.

Ohio Turn Lane: Gary Oliwa (Director At Large) reported he has not discussed reporting on the Ohio Road to Columbia Road turn lane issue with Cheryl Smart.

New Business:

Officer Elections: Gary Oliwa (Director at Large) reminded everyone that elections for 2026 officers would be held at our next meeting on December 11th.

Around the Room:

There being no other business, a motion was made by Mike Misko at 8:19p.m. to adjourn and it was accepted by unanimous consent.

Our next meeting is scheduled for December 11th, 2025, at 8:00p.m.

President – Mike Misko
1st Vice President – Christine Curry
2nd Vice President – Sarah Harmes
Secretary – Kimberly Serio
Treasurer – Keegan Gwin

Florida Gardens Civic Association, Inc.
Board Meeting Agenda

December 11th, 2025

Social Media Coordinator – Alanna Harman
Newsletter & Website - Gary Oliwa
Clubhouse Manager – Terry Crosby
Scholarship Fund – Marian French
Kid's Event Coordinator – Kimberly Serio
Youth Volunteer Coordinator – Needed
Adult Event Coordinator – Brian Katz

Monthly Business

1. Last Month's Meeting Minutes: (Questions/Approval)
2. Treasurer Report: (Keegan Gwin)
3. Clubhouse Rentals: (Terry Crosby)
4. Clubhouse Maintenance: (Gary Oliwa)
5. Newsletter: (Gary Oliwa)
6. Website: (Gary Oliwa)
7. Taxes: (Gary Oliwa)
8. Children's Events (Kimberly Serio)

Old Business Updates

The Future of the Newsletter and Contribution Drive (Gary Oliwa)

New Business:

Election of 2026 Officers

Around the Room: