

**Florida Gardens Civic Association**  
**Meeting Minutes for January 12th, 2023**

This meeting was called to order by Mike Misko at 8:07 pm.

**Attendance:** Officers: Mike Misko (President), Christine Curry (First Vice President), Sarah Harnes (Second Vice President) and Kimberly Serio (Secretary) were present. Justin Gwin (Treasurer) was absent. There were insufficient Board Members present (14) to achieve a quorum. There were 18 attendees on the sign-in sheet.

**Monthly Business:**

**Minutes:** December's minutes were distributed and unanimously approved.

**Treasurer's Report:** Gary Oliwa (Director At Large) provided the Treasurer's Report. As of December 31st, we had a bank balance of \$28,903. Total Net Income for the year end of 2022 was \$10,830, compared to a loss of \$2,583 in 2021. Our 2022 Member Capital Contributions were \$11.2K so we will still have a taxable income loss for the year. Rental income for 2022 was \$30.6K vs. \$27K for 2021. Gary noted that his records that he reports to the IRS are a little different because the IRS does not consider Clubhouse rental security deposits as rental income. Justin's numbers show those deposits as income when they are deposited. On 12/19 there was an unknown expense for \$16.30 that hit the bank account. It was a charge from Amazon which was listed as a recurring charge. Justin identified the charge while reconciling the account this past week. He researched and disputed the charge. He has heard back from Wells Fargo today that their investigation noted that an error was made and that we would receive credit back from the charge. Wells Fargo is issuing a new debit card.

**Clubhouse Report:** Terry Crosby (Clubhouse Manager) gave the Clubhouse report. She reported that for December we had 21 rentals (5 residents, 2 non-residents, and 14 Community Service events) providing \$2,769.95 net income for the period. For 2022 we had 44 residential rentals, 24 non-residential rentals and 120 community service rentals. She noted Lifeline Screening will be here on Monday.

**Clubhouse Maintenance:** Gary Oliwa (Director at Large) reported that he repaired 11 spacers on the chairs. He noted the manufacture only sent 12 of the 24 he requested. He found 3 chairs with screws that need to be replaced which he isolated and 1 table still needs to be repaired.

**Newsletter:** Gary Oliwa (Director at Large) noted that Easter party info will be in the March Newsletter, and he will place a save-the-date note in the upcoming January edition.

**Website:** Gary Oliwa (Director at Large) reported that he has added the Christmas Party and Decorating Contest photos to the website and updated the Board of Directors personnel list.

**Taxes:** Gary Oliwa (Director at Large) reported that the December Sales Tax Return, Quarterly Florida Unemployment Tax Report, and annual Federal FICA Tax Report have all been paid and mailed. He spoke with Justin about having the same tax firm we used the past two years do our Federal and State Income Tax Reports for 2022 and Justin was ok with that. Gary will confirm the price is still the same as last year.

**Children's Events:** Kimberly Serio (Secretary) reported that the Christmas party was great. We had our new Santa, who did a wonderful job. Spencer Palmer (Director at Large) came as the Grinch and the children loved him. Angie Bermudez asked why they changed the direction of the golf cart parade. Alanna noted it could be because historically by the time the parade got to Arch many carts had headed home, but she also noted it could have been a mix up as Danny wasn't there to lead it. Alanna is going to get with Danny to confirm the future routes.

**Adult's Events:** Brian Katz reported there will be an Adult Game Night held on the third Tuesday of the month, January 17th. There was discussion about possibly hosting a Bingo or Bunco party once a month.

**Scholarship Fund:** Sandra Dale reported there was no new business.

## **Old Business Updates:**

**Springdale Clean Up:** Terry Crosby reported that clean-up is completed. Gary fixed and repainted the main entrance sign on Ohio Road and Terry painted the wall behind it. Everyone noted how great it looked.

**Lucerne Lakes:** Gary Oliwa (Director at Large) reported there were no new developments as they are still awaiting a court date.

**Lake Worth/Ohio Accidents:** Gary Oliwa (Director at Large) reported that the State DOT is waiting on a response from their engineering department to make sure the masts, the poles that hold the traffic signals, are capable of holding the weight of the new traffic signals. Once that is approved it will move to the next step.

## **New Business**

**New High School:** Heather Zapf reported that there are now 7 maps, but our community is slated for the new high school in all of them.

**Street Representative:** Michael Teets has moved out of our neighborhood, and can no longer be street rep for N. Akron, so he nominated his sister Jessica Teets to take over as street rep. We also had a vacant spot on Arch, and Brian Katz has agreed to take that street.

## **Around The Room**

**Yard Sale:** Alanna noted that one of our residents, Renee Rithman, is getting a community-wide yard sale going on January 28<sup>th</sup> and has been posting on social media. So far, she has 8 streets joining, and she will be trying to put a map together to be posted on the Nextdoor App. Alanna added the information to both our Facebook and Instagram pages as well. Gary will put a message on the Clubhouse marquee.

Motion was made by Mike Misko at 8:39 to adjourn and it was unanimously approved.

Our next meeting is scheduled for February 9th, 2023, at 8:00 pm.

President – Mike Misko  
1<sup>st</sup> Vice President – Christine Curry  
2<sup>nd</sup> Vice President – Sarah Harmes  
Secretary – Kimberly Serio  
Treasurer – Justin Gwin

**Florida Gardens Civic Association, Inc.**  
**Board Meeting Agenda**

February 2023

Social Media Coordinator – Alanna Harman  
Newsletter & Website - Gary Oliwa  
Clubhouse Manager – Terry Crosby  
Scholarship Fund – Sandra Dale  
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: (Justin 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)
9. Adult's Events: (Brian Katz)
10. Scholarship Fund: (Sandra Dale)

**Old Business Updates**

1. Lucerne Lakes: (Gary Oliwa)
2. Lake Worth Road / Ohio Road Intersection (Gary Oliwa)
3. High School (Justin Gwin/Heather Zapf)

**New Business**

1. No Soliciting signs (Kimberly Serio)
- 2.

**Around The Room**