

Minutes of CVE CenClub Board of Directors Meeting January 10, 2022

In attendance: Phyliss Meiner, Rita Pickar, Michael Rackman, Phil Raymond; Absent: Stanley Spitzer. Susan Dove; Executive Director Mike Burdman and Director Property Management Norma Taylor (via zoom).

Minutes:

Stanley Spitzer made a motion, and Susan Dovel seconded to waive the reading and approve the minutes of December as posted on the CenClub website and printed in the *Reporter* was made and carried unanimously.

Correspondence:

Shelia Pascar, Chair of the Election Committee, sent in correspondence since she could not be at the open forum, and Mike read the announcement:

Elections will take place on Tuesday, January 17th, in the Clubhouse Party Room (in-person). The COOCVE BOD will open the monthly meeting at 9:00 a.m., and from approximately 9:15 a.m. to 9:30 a.m., the voting process will begin. Each candidate running for MM and CenClub can give a two-minute speech. There will be no questions allowed; the voting process will then start. Directors are urged not to leave until the voting process has ended and an announcement of the new BODs is made in the event of a tie.

Rita urged all those allowed to vote in this election to vote as it is important. Rita mentioned a "Meet the Candidate" forum was held last week, and the attendance was not good.

President's Comments: Rita Pickar

Rita spoke about an issue that CenClub is having this year; decorum. Residents believe they are entitled since they pay their fees, live in the Village, they can do whatever and wherever they want; harass employees, both physically and verbally. Rita stated that this behavior is not allowed and will not be tolerated. Employees are doing their jobs; following instructions.

Rita acknowledged Phil Raymond, who is leaving the CenClub Board. Rita presented him with a gift from CenClub and thanked him for all his work on the CenClub Board. Phil thanked Rita and wished the entire Board much success in the future.

Treasurer's Report: Jay Baimel

At the end of November 30, 2022, the balance in the operating account was \$1,014,431. Received \$1,026,532 in December and dispersed \$879,247. A net amount of \$155,864 was transferred from the reserves into the operating account. At the end of December, \$1,317,580 was in the operating accounts, and \$3,492 was in petty cash. At the end of December 31, there was total aggregate cash of \$1,321,072 and reserve cash of \$5,390,903. Total cash assets at the end of December 31, 2022 were \$6,711,975. The reserve account had a balance of \$5,546,767 and \$155,864 was transferred from the operating account to the reserve account for a total of \$5,390,903 as of December 31. After reserving \$73,000 each month from October 2020 to October 2022, CenClub has successfully accomplished its two-year mission to fund the hurricane insurance deductible at \$1,750,000. The reserve will be adjusted monthly for upcoming major projects and replace them with new and budgeted board-approved projects according to our 20-year capital needs plan. During the 2022/2023 budget presentation on September 13, 2022, CenClub reported to owners that the coupon would remain unchanged for the new fiscal year, the third year in a row while continuing to provide excellent lifestyle amenities for our community. The budgeted spending for capital projects and schedule repairs for this coming fiscal year will approach \$3.5M and includes anticipated expenditures for the Richmond pool modernization of more than \$1.3M and other diverse projects; four new pickleball courts, multiple theater improvements, grounds repaving and landscaping, pool furniture upgrades. The outside CPA firm is completing the audit of CenClub's financial statements as of September 30th, 2022, and for the year ended. This report, expressing their unqualified opinion on the fair presentation of the financial statements to be will be available shortly, and owners are welcome to request a copy.

At the end of December, accounts receivable was \$223,335, down from \$223,496, a small decrease of \$161 from November 30th. The CenClub Board is proud of the accounts receivable staff who every day work non-stop to hold all delinquent owners accountable.

Total assets at the end of December for CenClub Recreation Management Inc. were \$12,407,376, up from \$12,118,759. Total liabilities were \$5,814,907, up from 5,602,582. As a result, CenClub members' equity (assets minus liabilities) is \$6,592,469, up from \$6,516,177.

Executive Director Report: Mike Burdman, Executive Director

Recreation Updates

Maintenance Team: The maintenance team completed 202 work orders in December. The team updated all pool houses with the new blue paint. Concrete flooring at the Clubhouse bus depot was repaired. The old shed used for petanque equipment was replaced. Three benches were built and installed at the pickleball courts. Service and inspection of the fire suppression system at the Diner was completed and passed successfully.

Pools: The pool team completed 43 work orders in December. All pool canopies were cleaned, gutters were cleared, and seams were resealed as needed. Lifesaving equipment was inspected, no issues were noted and all heat pumps have been checked and all pool temps are set at 88 degrees.

Fitness Center: The new season schedule of fitness classes is now available and residents can enjoy 140 classes each week. One of the popular fitness instructors, Cleide Peres will be retiring and moving back to Brazil. A farewell party on Friday, January 13 (last day Jan.14) will be held in the Clubhouse. We want to wish Cleide the best of luck and thank her for the 18 years of service, instructing CVE residents; Cleide will be deeply missed. Saunas have been reopened new equipment for the fitness center has been ordered and will be delivered and installed towards the end of this month! We look forward to increasing our wide array of machines for residents to enjoy. Back by popular demand, Dashi's "Healing Yoga" series in February - the date is still TBD and will be announced shortly.

This season we have some really amazing shows. For those of you who weren't at the New Year's Eve Rocketman show, you really missed something special! If you haven't picked up a season show booklet, you can get one at the staff office, ticket office, or online at cenclub.com/tickets. The Show preview video is available both online and on Channel 98. Tickets for these fabulous shows remain just \$15. Please remember shorts are not allowed in the theater for ticketed shows. The theater is a fragrance-free zone; please be courteous to those around you and do not wear perfume or cologne in the theater. If you are bringing a guest, please ensure they have a ticket and photo ID and check in at a security desk; you must accompany them. Guests will only be allowed into the Clubhouse with a resident.

Our revalidation campaign has successfully updated resident information and purged the Village of outdated or expired ID cards of residents who no longer live in the Village. Thank you to everyone who has completed the revalidation of their IDs. If you still have an old ID card, please note that it is **no longer valid** and it will be confiscated by security and management. If you have an old ID card and need a new one, please visit the Payment and ID Office on the first floor of the Clubhouse to Re-validate your ID. Over 90% of units have already completed this essential task. The process takes little time.

The inaugural CenClub Open Putting Course Tournament will be held Wednesday January 18th and Thursday January 19th. From 10 a.m. to 1 p.m. each day. There is a \$5 registration fee; sign up at the fitness center! If you make the cut, you will play on the final day, Tuesday January 24rd. For rules and more info visit the Fitness Center, or CenClub.com/putt.

Dances are scheduled at 7:30 p.m. on Saturday nights in the Party Room; like the theater policy, shorts are not allowed at the dances. Guests are allowed to attend the dances but must be accompanied by a resident and sign into the Clubhouse with security upon entering.

Mike once again reminded residents of the guest policies and rules at the satellite pools. Please be sure to supervise children and that proper swim attire is being worn. Recently there was an accident at the Lyndhurst

North pool which led to the pool being forced to close on New Year's Eve. This is not fair to anyone including staff who had to respond during their time off. Additionally, glass is not permitted at any of the pools. Residents can enjoy food and beverages under the canopies, but glass is hazardous on a pool deck and nearly invisible in water. Please use plastic or aluminum and throw away the trash. **CenClub is your home; help the CenClub team keep it clean!** Children under 16 and guests must accompany the resident while at the pools. There is no saving of tables for card or game playing. Please be respectful of the restrooms and report any issues or damages. BBQ grills of any kind and open flames is not permitted on any of the pool decks. Please report any non-compliance to management. The Staff Office phone number is on the bottom of the pool rules signs. Mike reminded residents that additional furniture has been ordered and should arrive on February 9 and additional furniture is being ordered for two more pools.

The CenClub Putting Course is now open. This course features nine unique and challenging greens to practice putting skills. Equipment for the course can be checked out on a first-come, first-served basis from our fitness center at any time with your CVE ID Card. Children are permitted to play but must be accompanied by an adult. The East door is now active for residents to check out equipment and exit towards the course; press the button to the left of the door, and someone will assist you. This is a reminder for residents that the course is for putting use only. Bikes, scooters, skateboards, and anything with wheels (other than mobility aids) is not permitted in this area or other sporting areas, such as tennis courts and pickleball courts as they can easily damage the playing surfaces and cause costly repairs.

Bus trips have returned and the next trip is scheduled for Thursday, January 19th to the Lauderhill Performing Art Center. Residents will be seeing the Broadway show "The Full Monty". Tickets are \$62.00 and that includes the show ticket and transportation. Tickets can be purchased at the Box Office or online at cenclub.com.

As a reminder, it's essential to be a part of the CenClub email list. Important updates, information about events, classes, activities, and our monthly happenings is sent out to every resident on the list. Remember, you can join

the mailing from the comfort of your home by visiting www.cenclub.com. You can also sign up in person at the staff office or administration office at any time.

Mike congratulated Kim Dove the December employee of the month. Kim worked extremely hard during the holiday season to provide successful events and shows for our residents and guests.

CenClub Announcements and Events

Relay for Life: The annual benefit for Relay For Life will be held in the party room on Feb 2 from 6 p.m. to 10 p.m. Join the fun for ballroom and line dancing, prizes and refreshments. Tickets are \$15. Purchase tickets by Jan 30. All proceeds will go towards the American Cancer Society. More information on this event can be found on Channel 99 or grab a flyer in the staff office. Mike thanked Linda for leading the charge on this event and wished her the best in breaking a new record in fundraising.

Classes: Winter Session #2 Class Registration begins January 20th. We have over 30 classes including new classes like theater, rock painting, belly dancing, fused glass, woodworking, and more! Registration for Winter 2 ends on February 13th, and the 6-week courses begin on February 20th. Visit Cenclub.com/classes to register for classes online or visit the staff office to register in person.

HearUSA: CenClub is welcoming back The Center for Hearing and Communication, along with HearUSA, to assist residents order and use amplified telephones. This service will be available every other month. Their first visit will be on Thursday February 2nd from 1 p.m. to 3p.m. in the theater alcove. Visit the staff office for the complete schedule and for more information.

Property Appraiser: The Broward County Property Appraiser's office will be back on Thursday, February 2nd, to assist residents with homestead. Visit them in the second-floor lobby of the Clubhouse. Please make an appointment by contacting the staff office and range from 9:30 a.m. to 12:00 p.m. The property appraiser is here the first Thursday of every month through 2023.

BJ's: BJ's Wholesale has returned to offer residents discounts. Elizabeth Valentino will be here tomorrow, February 8th to help residents sign up and renew memberships. Stop by the second floor theater alcove and see Elizabeth for more details!

Comcast: Every Tuesday from 8 a.m. to noon, Comcast is available on the second-floor lobby in the Clubhouse to assist residents in setting up equipment, operating the remotes, connecting to your internet, or any other hardware issues. These appointments are not for billing and account questions; please call the 800 number for those issues.

Valentine's Day Dance: The Valentines Day dance is back on February 11, at 7:30 p.m. This years theme is "A Night Under the Stars". tickets are available for purchase in the box office or online, seating is limited, so get your tickets today.

BINGO! Bingo is in the party room every Tuesday at 7:00 p.m. Bingo seating is at a limited capacity of 300 and on a first-come, first-serve basis. Just a reminder that doors open at 5:30 p.m. guests are welcome, and food and beverages are permitted. As a reminder, players must be in the party room before the start of the first game at 7 p.m. No exceptions.

Theater Shows for January:

January 11th	An Enchanted Evening with Barbara (Streisand)
January 15th	David D'or (master of music)
January 18th	Night of the Broadway Stars (greatest moments of Broadway: The Phantom of the Opera, CATS, Jekyll & Hyde and more)
January 22nd	Titans of Rock (Journey, Bon Jovi)
January 25th	Earl Turner (Ultimate Showman)
January 29th	Forever Simon and Garfunkel

The Clubhouse will be open on Martin Luter King Jr Day, January 16, however the ID office, administration office and ticket office will be closed in observance of the holiday.

New Business: None

Old Business: None

Phyliss Meiner made a motion to adjourn and was seconded by Phil Raymond at 10:00 a.m. The move carried unanimously. The next CenClub Board meeting is on Tuesday, February 14, at 9:30 a.m.

Respectfully submitted by,

Rita Pickar

President, CenClub Board