

Sunrise Lakes Phase 4 Recreation District
Meeting Minutes
Tuesday, March 21st 2017

- Meeting Called to order at 9:30 AM by Chairperson Jack Meehan.
- Pledge of Allegiance

Roll Call

- Supervisors in attendance were Jack Meehan, Steve Salkin, Sandra Hankin, Minelba Martinez, Robert Mendelow and Stanley Leibowitz. Also in attendance are Kim Juda, Thomas Angelos and Andrew Spargo.

Revision of Prior Meetings Minutes

Stan Leibowitz points out an error in the February 21, 2017 meeting minutes. Under the section: "Requested Agenda Items for Next Meeting" number 4 reads "Stan Leibowitz asks that we look for acoustic panels for small card room to dampen sound.". "small card room" should be corrected to "large card room". The prior minutes will be corrected.

Approval of Prior Meetings Minutes

M1: Jack Meehan motions to accept the minutes with the corrections pointed out by Stan Leibowitz. Seconded by Steve Salkin. No one opposed. Minutes accepted with corrections.

Presentation of Insurance Renewal

Andrew Spargo presents a proposed insurance policy renewal from Smith Watson & Parker. It is a stand-alone policy that is not linked to Inc. 2. He explains coverage and deductible amounts, different coverage options and the policy premium of \$46,209. Stan Leibowitz motions to accept the policy upon clarification of the pools outlined in the policy. Steve Salkin seconds. Discussion regarding lack of other quotes is brought up by Minelba Martinez. Steve Salkin recommends the motion be rescinded. Stan Leibowitz withdraws his previous motion.

Manager's Report

Phase 2 of the main clubhouse roof repair has commenced. We received estimates of the remaining useful lives of the satellite roofs. One main Air Conditioning unit is set to be replaced. The contract for resurfacing of the tennis courts has been executed. A debit card has been issued to Steve Salkin so that he may purchase LED light fixtures online. Proposed shows lineup is included in package. Received email from SESAC regarding issuance of prior reports. District emails have been set up. Operating policies need to be revised to include use of emails. Bond refinance/dissolution update will be given.

Treasurer's Report

Stan Leibowitz gives the financial report.

Old Business

Stan Leibowitz presents a comparison of the 4 options for bond refinance/ dissolution of the District. Stan explains that he does not believe pursuing a tax exempt bond is an option, and recommends ruling that option out. Sandra Hankin asks how the purchase of the District assets by the Recreation Association would work. Stan Explains that it would go to pay off the Bonds. Jordan Gralnik asks about how the Board of Supervisors and the mechanism for electing the Board would change. Stan explains there would have to be a new mechanism in place.

M3: Steve Salkin motions to move forward with option 3 and allow the attorneys to research this option. Stan Leibowitz seconds. All in favor. Motion passed.

Option 3: "to pursue additional information to allow for a more detailed analysis of the Dissolution Option (relating to the dissolution of the District and pay-off of the Bonds prior to maturity, and including discussions with the City of Sunrise, the Supervisor of Elections and/or Sunrise Rec representatives), while holding the Bond Option in abeyance"

M4: Minelba Martinez motions to accept 3 proposals from the Board counsel, Financial Advisor and Financial Consultant. Sandra Hankin seconds. All in favor. Motion passed.

M5: Stan Leibowitz motions to update the policies and procedures General Info – Operating Hours from "9:00 AM to 4:00 PM" to read "9:00 AM to 2:00 PM". Minelba Martinez seconds. All in favor. Motion passed.

M6: Stan Leibowitz motions to accept the change in operating policies and procedures to update the clause about emails. Steve Salkin seconds. All in favor. Motion passed.

M7: Steve Salkin motions to change the electrical meter for the Street lights in Inc. 2 and Inc. 3 to be under the name of Inc. 2 and Inc. 3 rather than the Recreation District. Sandra Hankin seconds. All in favor. Motion passed.

M8: Minelba Martinez motions to look in to the details of hiring a facilities manager and begin the hiring process. Bob Mendelow seconds. All in favor. Motion passed.

M9: Minelba Martinez motions to interview new attorneys. Steve Salkin seconds. Notes are as follows: Bob Mendelow – Yes, Stan Leibowitz – No, Jack Meehan – No, Steve Salkin – Yes, Sandra Hankin – Yes, Minelba Martinez – Yes. Motion passed.

A unit owner comments that the large card room needs electrical outlets along the North wall.

Marian Weinberg presents the draft of the proposed show schedule for 2017-2018.

M10: Stan Leibowitz motions to accept the proposed 2017-2018 show schedule as presented. Steve Salkin seconds. All in favor. Motion accepted.

Good & Welfare

Robert Zwerin suggests installing a bike rack outside of the main clubhouse front entrance. There is a dead tree between bldg. 168 and the golf maintenance bldg. by the canal across the road. The Board explains it is city property. Thomas explains he will alert the city.

Doreen Kay reads a letter from Bell Sanders, former chairman of the Recreation District.

Meeting adjourned at 11:50 AM.