

**Sunrise Lakes Phase 4
Recreation District Meeting
Minutes
Tuesday, November 17, 2020**

- Meeting Called to order at 9:30 AM by Steve Salkin
- Supervisors in attendance were, Steve Salkin, Stan Leibowitz, Sandra Hankin, Robert Mendelow, Laurence Checca and Sheila Portney. Also, in attendance are Jim Miles, and James Nyquist.

Approval of Prior Meetings Minutes

Motion 1: Sandra Hankin made a motion to accept the minutes from the October 20th and October 30th 2020 meetings as presented. Second by Stan Leibowitz. All in favor.

Treasurer's Report

Stan Leibowitz gave the Treasurer's Report.

Narrative as of September 30, 2020

Petty Cash- \$400.00

Popular Community Bank- Operating Account \$805,009.00

Popular Community Bank- Capital Projects \$832,718.00

BB&T Capital Projects- \$62,665.00

Popular Community Bank- Payroll \$144,665.00

Manager's Report

James Nyquist read the Manager's Report

Social Director Report

Marian addressed everyone with a presentation on how they will move forward with being able to open up the facilities and keep social distancing. Plans were presented to the city and approved.

Old Business

Motion 1: Consideration of Opening Facilities

Motion by Larry Checa to put marians plan into place of being able to open facilities when the infection rate goes below 4%. 2nd by Stan.

Sheila- NO / Bob -yes / Stan -Yes / Steve -yes / Sandra -Yes / Larry – Yes

Motion passed 5 in favor and 1 No

Motion 2: November shows

Motion by Laurence Checca to allow 2 concert events when below 4% 2nd by Stan

Sheila- NO / Bob -no / Stan -no / Steve -no / Sandra -no / Larry – Yes

Motion Fails to pass 1 in favor and 5 No

Motion 3: Opening of the grill

Motion by Larry to open up the grill so residents can cook. 2nd by Stan

Sheila- no / Bob -yes / Stan -no / Steve -yes / Sandra -no / Larry – Yes

Motion fails to pass

Motion 4: Approving IT proposals

Alex Uribe addressed the board with proposals for 1. Antennas for cell phones at the clubhouse. 2. Internet Phone service to replace the land lines. 3. Camera and DRV upgrades for the clubhouse and satellites.

Sandra made a motion to approve

No one 2nd the motion – Motions fails to move forward.

Motion 5: Religious services vote

Steve brought up that there was a discrepancy with the vote at the last meeting. After reviewing the tape word for word. The first motion and then the restated motion by Bob Mendelow were not the same motion. The question became which one of the motions did the board actually vote to approve. The decision was to table until the new year when Steve could get a legal opinion on the clubhouse holding religious events.

Pool bids

The bids for the pool did not come in so this will be tabled until January

Motion 6: Satellite 3 Roof

Sealed bids were received by 3 companies

Steve opened the bids

Certified roofing specialist \$99,890

Weather Tech \$96,200

Infinity \$90,315

Bob made a motion to approve Infinity roofing 2nd by Sheila Motion passed unanimously.

Motion 7: Sandra made a motion to change the pool hours for satellites 4 & 5 when they are open to be open from 8am to 4pm and the rest of the pools when open would be 9am to 5pm.

Good & Welfare

The floor was opened up to the residents

Adjournment

Stan motions to adjourn the meeting at 11:15 am. Sandra seconds the motion.

Sunsie Lakes Phase 4 Recreation District
 Financial Narrative Report
 October 31, 2020

Cash Balances at October 31, 2020

Petty Cash	\$ 400
Popular Community Bank - Operating	\$ 811,291
Popular Community Bank - Capital Projects	\$ 868,737
BB&T - Capital Projects	\$ 62,666
Popular Community Bank - Payroll	\$ 139,101
Total Cash - General Fund	<u><u>\$ 1,882,195</u></u>

Total general fund expenditures for the month are \$182,066 against a budgeted amount of \$221,122 resulting in a balance under budget of \$39,056 for the month of October and under budget \$39,056 for the 1 month ended October 31, 2020.

<u>Capital Projects</u>	<u>Remaining</u>
Main Clubhouse Theater Sound	1,000
Main Clubhouse Mansards	275,423
Main Clubhouse Pool Renovation	4,167
ADA Parking Lots	478,805
Satellite Projects	130,376
Interest	4,717
Total	<u><u>894,487</u></u>

Managers' Report January 19, 2021

Sunrise Lakes Phase 4 Recreation District

The following will summarize activities since our last report November 17, 2020

Satellites

- List of repairs to all 5 satellites have been given to the maintenance staff and will be addressed after the main clubhouse floor is finished.
- Satellite 3 roof is on the schedule for march. Leaks have been patched at no additional cost until the roof is replaced.

Main clubhouse

- Insurance on the floor has been closed out
- The main floor has been installed. Woodwork and touch up is being done
- Ceiling in lobby of clubhouse has been painted
- Gym is open. There have been no issues with the gym schedule that we are aware of. Does not appear more than 2-3 people have been in the gym at one time.
- New sump pump has been installed all grading issues have been done. All water appears to be redirected and able to be removed without any flooding issues to the theatre.
- The maintenance and janitorial staff is working on all the touch ups and cleaning to put the clubhouse back together.
- 3 small leaks at mail clubhouse are being addressed on 1-11-21 (done) ?

Common Areas

- The tree trimming has been done
- The new bike rack is in
- The new landscaping in front of the east side has been completed

We thank you for your continued support and confidence as your District Manager.

Respectfully submitted,

James R. Miles

**Sunrise Lakes Phase 4
Recreation Association
Meeting Minutes
Tuesday, November 17, 2020**

- Meeting Called to order at 11:15 AM by Steve Salkin
- Pledge of Allegiance
- Supervisors in attendance were, Steve Salkin, Stan Leibowitz, Sandra Hankin, Robert Mendelow, Laurence Checca and Sheila Portney. Also, in attendance are Jim Miles, and James Nyquist.

Approval of Prior Meetings Minutes

Motion 1: Stan made a motion to accept the minutes from the October 20, 2020 meeting as presented. Second by Bob. All in favor.

Treasurer's Report

Stan Leibowitz gave the Treasurer's Report.

Narrative as of September 30, 2020

Popular Community Bank- Money Market \$52,695.00

Popular Community Bank- Operating \$339,127.00

Stan – address the board and residents in attendance with an update on the MRTA Legal issues.

Motion to adjourn at 11:24pm

**Sunrsie Lakes Phase 4 Recreation Association
Financial Narrative Report
October 31, 2020**

Cash Balances at October 31, 2020

Popular Community Bank - Money Market	\$	52,711
Popular Community Bank - Operating		228,105
Total Operating Cash	\$	<u>280,816</u>
 Popular Community Bank - Escrow	 \$	 1,737

Total operating expenses for the month are \$33,192 against a budgeted amount of \$44,403 resulting in a balance under budget of \$7,211 for the month of October and over budget \$71,488 for the 10 months ending October 31, 2020.