

MINUTES
SUPPLEMENTAL BOARD MEETING
THURSDAY, APRIL 27, 2023
1 PM – BOARD ROOM

APPROVED

DIRECTORS PRESENT:

Ron Clark, President	Carrie Blaylock
Jim Collins, Vice President	Gary Bratt
Debbie Caneen Secretary	Eric Porr
Roger Zieg, Treasurer	Kim Roush

DIRECTORS ABSENT:

Ron Matelski

OTHERS PRESENT:

Lyn Reitz, Community Manager
Tiffany Rivers, Activities Director
Renee Bray, Acting Recording Secretary
19 Members

President Clark welcomed everyone to the Supplemental Meeting, reminding everyone that this meeting is now open to the members for the purpose of increased transparency of the BOD in action. Ron also mentioned he attended the Emergency Squad CPR training and highly recommended it to all.

1. Election Handbook Update (Governmental Affairs Committee)

Director Gary Bratt distributed a recommendation from the committee. Paul Wheat reported that the proposed policy aligns to the Hillsborough County and Florida Statutes. Paul indicated that the Internal Audit Committee has also been provided a copy (E. Faron). The entire handbook is being reviewed in totality and the committee will have a recommendation forthcoming. Gary Bratt requested that the BOD provide the committee with a punch list of items to be reviewed. The committee is also reviewing the use of the SCCCA logo and wearing of the SCCCA Directors Shirts. This topic was added to the Board Workshop agenda on May 1 for further discussion.

2. Summer 2023 Activities

Tiffany Rivers, SCCCA Activities Director reviewed activities planned for this summer including Monthly Bandstand concerts on the 3rd Thursday of each month starting May 17, Pool parties in June and August, July 4th Family Fun Day, possible comedy show in Rollins. She welcomed ideas from the BOD and members. Director Blaylock requested that the Palm Room be used for a cooling station for the 4th of July. Manager Lyn Reitz indicated the Model Train Club would be in there, but people were welcome to come in and cool down.

3. Committee Members – Conflict of Interest and Code of Ethics Policy 2.07 and Exhibit 2.01.A.VII (amended 12.11.13)

President Ron Clark stated that the BOD has the authority to if they would like committee members to participate in this or not, as it is being driven by concerns raised that committee members have access to information that is confidential. Following BOD

discussion, a majority of board members were in favor of having the following committees subjected to this policy: All Standing Committees, Website Committee, Communications and PR Committee, LRPC, Search Committee. This topic was added to the Board Workshop agenda on May 1 for further discussion.

4. Zoom Security

CA Manager Lyn Reitz reported that the incident that occurred at the last Membership meeting was reported to Zoom and the sources have been blocked from Zoom. She indicated that only way to completely control this is to A. Send out a registration to members to get a code themselves or B. Let members into the call on an individual basis, which would require a look up of each member prior to entry. Lyn felt this would hamper the members ability to participate and did not recommend either of these approaches. Director Kim Roush recommended turning off the "Chalkboard" option which would help. BOD discussion resulted in a discussion that social media is probably the culprit for this incident and it has only occurred in large meetings. Therefore. the BOD agreed to change the NewsBlasts where membership meeting zoom information is sent out, requesting members NOT post this on social media. Furthermore, the zoom information will be eliminated from the FACEBOOK post on the SCCCA page, directing members to the Newsblast to obtain the information. This method will be tried to see if this prevents future issues successfully.

5. Holiday Facility Use Policy

Currently employees receive Thanksgiving, Xmas and New Years Day off. Director Blaylock suggested leaving the pool and Fitness center open on these holidays or for part of these holidays. (Clubs are open, outdoor facilities are open on these days). A poll was given to employees which resulted in 100% agreement from employees that they do not want to work on these 3 days. Following BOD discussion, it was agreed that a majority of the board members want to leave these 3 employee holidays as is for 2023 and address this again in the future. Regarding restroom closure, the BOD agreed that they should remain open and this should be removed from the Holiday Closure Policy. This topic was added to the Board Workshop agenda on May 1 for further discussion.

6. Employee Holiday Policy (IAC)

A suggestion had been made to give all employees Veterans Day off. Currently, employees are NOT off on 4 Federal Holidays including Good Friday, Martin Luther King Day, Presidents Day and Veterans Day. CA Manager Lyn Reitz reported that the cost to have a skeletal crew in place on Veterans Day would be just under \$1000. She also stated that employees receive 4 personal holidays per year, one earned every 3 months. There are currently 6 veterans on staff. Following Board discussion, the Board agreed to keep the schedule as is, and employees could take Veterans Day off using a personal day if desired.

7. Outdoor Club Events in Common Areas

CA Manager Lyn Reitz stated that while some clubs are interested in having outdoor activities, there are no procedures in place for scheduling this, there is an issue with golf cart parking and there is no ant control on the grass. Following BOD discussion, the Board agreed to allow this on a trial basis, and the clubs would need to go thru Director

Blaylock (Club liaison) to advise the CA that this would be happening. She will review the guidelines of grounds use with the clubs.

8. Community Foundation – SCCCA Future Facilities Fund

Director Debbie Caneen solicited the Foundation of Tampa Bay to set up a named grant for the SCCCA for members to be able to donate towards the upcoming building projects. The foundation would manage and administer the entire grant. More info will be forthcoming following a meeting of the SouthShore Council on May 3.

9. Property and Liability Insurance Coverage

Given the state of insurance turmoil in Florida, and that SCCCA fees have gone up substantially, the BOD brought in a broker “Brown and Brown”. They specialize in CA’s and HOA’s. CA Manager Lyn Reitz sent them our policies and appraisals, and they will be reviewing them and returning to the BOD with advice. This was not a request for quote.

10. OTHER TOPICS OF DISCUSSION

Director Roush requested information regarding Pickleball lights. The lighting upgrade from Level III to Level II was approved for an additional \$10,800 due to issues raised by the pickleball club.

Director Bratt requested information regarding softball equipment purchases. The Softball club purchased \$1500 in additional field equipment. They will be requesting reimbursement from the CA for \$1200 which was previously approved for 2023.

A question was raised regarding the status of 2 club sheds. The Softball and Lawn Bowling Sheds are still in permitting.

A question regarding the completion date for the Pickleball Courts was asked. CA Manager advised that it is hopeful they will be done some time the first week in May. The fiberglass topping has been delayed this week due to rain. The covers will not be in place, the but courts should open.

A question was raised about the status of the Volleyball courts. CA Manager Lyn Reitz reported that 8 of 10 sign offs from the county were received, however 2 were not due to other pending issues including wetland survey. The permit is still pending.

A question was raised about the status of the Bocce Club facility. CA manager Lyn Reitz reported that they have received only one bid thus far, and they are meeting with the club next week to review specifications.

Treasurer Roger Zieg reports 42 houses transfers occurred for April.

A question was raised on how the Music on the Green event went. Directors Caneen and Blaylock reported over 570 in attendance and the event was well received by members. VP Collins requested roped off seating for future events.

Meeting ended at 3:00 PM by general consent of the Board members.

Renee Bray
Acting Recording Secretary