

**MINUTES**  
**FLORA PARK COMMUNITY ASSOCIATION**  
**REGULAR SESSION MEETING**  
**OCTOBER 27, 2022**

**Board Members Present:**

Janette Hoekman, Michael McGarry, Tom Damask and Michael Carpenter

**Board Member Absent:** Nancy Hovey

**Prime Association Services:**

Jerald Allen, CCAM

**Executive Session:** The Board met in executive session prior to the regular session to review Neighbor to Neighbor Disputes, Hearing and a fine was assed to the owner, Manager Survey, Acclamation Voting and Maintenance Proposal.

**Call to Order:**

Upon establishing that a quorum was present, the Regular Session Meeting of the Board of Directors was called to order at 4:00 p.m.

**Approval of the September 22, 2022, Board Meeting Minutes:**

The Board reviewed the regular session meeting minutes from September 22, 2022, **Motion was made by Mike Carpenter and seconded by Tom Damask to approve the September 22, 2022, regular session meeting as Amended. Changing the cost for the additional insurance from \$401.00 to 1450.00 and adding the Attorney would review the Bylaws to remove cumulative voting, write candidates and nomination from the floor. Motion carried.**

**Financial Report:**

**M/S/C –A motion was made by Director Michael McGarry to accept the Financial Reports for September 2022 the motion was seconded by Director Tom Damask. The September 2022 financials were accepted as submitted. Motion carried.**

**Committee Reports:**

Pickle Ball Committee: No Report

Landscape Committee: No Report

**Social Committee:** Cheryl Price reported upcoming Holiday Event and that the Patio Pic Nic was a success. Also, Jan Hextell announced that Flora Park would be doing a fund raiser to donate to Cottonwood Church to help with the Hurricane victims and damages in Florida. It was announced that Cottonwood Church is installing a walking path and sit down areas throughout for guest to enjoy.

**Maintenance Committee:** Deanne Grasmeyer reported to the Board that the Fire Pit and Fireplace has been repaired and is operational.

**Gardening Committee:** Jackie Fong reported that the first harvest for the Garden will be on Wednesday November 2, 2022 at 4:00 p.m.

**Garden Committee Request:**

The Garden Community is requesting that a new rule be added to not allow dogs, cats and any domestic animal in the Community Garden. **A motion was made by Director Mike Carpenter to add a new rule to not allow dogs, cats, and any domestic animal in the Community Garden, seconded by Tom Damask. Motion carried.**

**Open Forum and Correspondence:**

Residents submitted correspondence regarding noise at the clubhouse during parties or social events.  
Resident asked for better communication from the Board.  
Resident wanted to know the outcome for the pool temperature for the winter months.  
Resident requested that a light should be installed over the Mailboxes on 4700 side of Flora Park.

**Management Report:**

Management reported that the deadline to turn in the Age Verification is on Monday October 31<sup>st</sup>. Also, violation notices are few and that the new 2023 budget report has been mailed and should be received shortly.

**New Business:**

**Management Survey:** Management to send out Management Survey to the community for them to fill out and return.

**Inspector of Election:** Management provided the Board with seven residents who submitted their form to be an Inspector of Election for the 2023 Annual Election. **A motion was made by director Janette Hoekman and seconded by Tom Damask to appoint Michele Dow, Rick Wilson and Janice Hextall as Inspector of Election for the Annual Election in 2023. Motion carried.**

**Relocation of Dog Station:** Mike Carpenter to work together to find a new location for the dog station removed from the garden.

**Holiday Decoration:** An Ad HOC Committee has been created to come up with new rules to install Holiday Decoration in front of the homes in the community. Lanny Carpenter to head the committee.

**Resolving the Wine Locker and Table Committee Ad Hoc Committee:** **A Motion was made by Director Janette Hoekman and seconded by Tom Damask to dissolve the Wine Locker and Table Tennis AD HOC Committees. Motion carried**

**The Gathering Signage:** The Board and Management discussed having the hours to The Gathering and the amenity to open and close at the same time. Management to review documents and propose hours for opening and closing to the Board.

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**Adjournment:**

There being no other business, the meeting was adjourned by Director Janette Hoekman at 4:55 p.m.

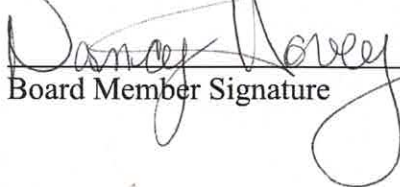
**Prepared by:**

\_\_\_\_\_  
Jerald Allen, CCAM  
Prime Association Services

**MINUTES ARE APPROVED:**

As Submitted

As Amended

  
\_\_\_\_\_  
Board Member Signature

1-19-23  
\_\_\_\_\_  
Date