

**Minutes of Master Management Board Meeting  
April 14, 2016**

President Gene Goldman called the meeting to order at 9:30 a.m.

**Roll Call:**

**Present** - Gene Goldman, Michael Routburg, Fred Rosenzweig, Dick Ciocca, Daniel Glickman, Danielle LoBono, Pierre Laliberté

**Remotely** - Joseph Roboz

**Absent** - Bill Morse

Gene noted in attendance: Rita Pikar, Vice Chairman of the Recreation Committee and Charles Parness, President of COOCVE.

**Meeting Minutes:** (9:32:57 a.m.)

**The Board adopted the Minutes of the March 10, 2016 MM Board Meeting and the April 8, 2016 MM Executive Session Meeting as presented.**

**Financial Report – Gene Goldman:** (9:34:12 a.m.)

For the month ending March 31, 2016, Revenue was \$1,050,782 and Expenses were \$1,003,198. The Revenue exceeded the Expenses \$47,584. The YTD Revenue was \$3,156,757. The YTD Expenses were \$3,072,415. The Revenue exceeded the Expenses YTD \$84,341.

The balance sheet is showing cash on hand of \$1,652,000 and CDs of \$728,000, Total Cash \$2,380,242. The Net Assessments Receivables on uncollected items was \$653,000. Total Assets were \$5,659,000 with Total Liabilities of \$6,357,000 and negative Total Net Equity of \$698,000.

**President’s Report - Gene Goldman, President:**

- 1) Gate House & Road Project - (9:36:11 a.m.)  
After submitting all the documents to the City several months ago and Kelly and Lori staying in almost daily contact, it took the assistance of Commissioner Rosenzweig to get the City to come around to approving all of the projects submitted thru the different departments.

Per Member inquiry, Kelly advised the projects are still pending approval until Lori submits answers to minor comments the City had after its review. The approval process should go quickly at this point.

**Executive Director - Kelly O’Meara Hampton:** (9:38:00 a.m.)

- 1) FPL -  
Kelly stated to date, approximately 120 - 130 light fixtures have been replaced, acknowledging FPL’s response has been slow but somewhat helpful. The outages at the Clubhouse have been fixed, and Lori has been working with FPL to locate other outages and those have been marked with yellow caution tape.

Gene and Kelly appreciated efforts made by Lori, FPL, and Robert on the lighting project.

- 2) Comcast - **(9:40:02 a.m.)**  
Kelly was pleased to announce after the recent reporting of the inability to make progress with Comcast, Dan provided a reference the Board years back had consulted with, who provided info regarding an executive in the construction department who would evaluate wiring and this contact is working with Kelly to monitor all addresses in the Village for outages.  
The bulk billing issues have been turned over to general counsel for further assistance.
- 3) Village Lighting - Phase II - **(9:42:23 a.m.)**  
Phase II replacement and potential relocation of new lighting to replace the current disc-topped lights have been postponed until completion of the FPL lighting replacement.
- 4) Bus Route Optimization - **(9:42:56 a.m.)**  
After meeting with the transportation consulting firm, feedback will be presented at the Committee meeting next week for recommendations to present to the Board.
- 5) Firewall Repairs - **(9:43:27 a.m.)**  
As previously reported, per the Ventnor B settlement agreement, most all of the garden style buildings participating in the lawsuit have been reimbursed or repaired. The Board and Seacrest Services continue to contact approximately 100 garden style buildings who have yet to submit a claim form for reimbursement or repair.
- 6) Renovations - **(9:44:45 a.m.)**  
Kelly pointed out the recent renovations to the Activities Center which included the renovated kitchen and bathrooms, new carpet and flooring, and window treatments, noting the planned renovations to LeClub were almost complete. The Tilford pool bathrooms and MM office bathrooms would follow. Plans to include new furniture, tables, and chairs and the LeClub interior in next year's budget.

Danielle stated the new carpet could be removed in sections for easy maintenance.

Dan asked for an update on the recent planting of the 450-tree canopy. Kelly advised a number of trees were moved, replaced, and upgraded. All covered by the one-year guarantee. Further noted Lori, Walter, and Robert continue to monitor for issues and Luke's Sawgrass Landscaping had been helpful and attentive.

Per member inquiry, Kelly will share correspondence with Comcast to the Community with consent from general counsel.

- 7) Traffic Safety - **(9:49:06 a.m.)**  
After ensuring signage throughout the Village met the Florida Department of Transportation standards, the Broward Sheriff's Office will be in the Village to monitor speeding and issue citations. Kelly was thankful for those who helped on the project. The Board will receive a presentation Friday and prepare for a public presentation at the next Board meeting.

Comments regarding safety issues were made by Board Members.

Gene took a moment to also acknowledge the presence of Commissioner Rosenzweig.

**Business:** (9:53:03 a.m.)

**Unfinished** - None

**New** - LeClub/Activities Center Rental

- 1) Kelly announced the Village had been dropped from its insurance carrier, therefore, substandard insurance for general liability coverage was obtained due to excess claims filed, more than half by the same resident, causing a significant increase from \$70,000 to \$330,000. Kelly advised MM are seeking to reduce claims and minimize risk by addressing basic safety issues of traffic, renovations, road repaving, and lighting.

Due to the recent insurance matter, Kelly requested any club or organization who desired rental of LeClub would be rent-free and be required to be covered by \$1 million general liability coverage with MM listed as an additional insured. Private events by residents would continue to be charged for the rental

Discussion ensued by the Board Members. (Refer to video at time stamp for full discussion.)

**Fred Rosenzweig moved to wave all rental fees associated with the rental of LeClub to Century Village community organizations. Dick Ciocca seconded the Motion.**

Following discussion, **the vote was taken and the Motion passed 8 - 0. The Motion passed unanimously.** (Refer to video at time stamp for full discussion.)

Pierre announced the French Alliance would need general liability insurance coverage for LeClub rental.

**Member Comments:** (10:08:08 a.m.)

Dan asked for a workshop to discuss plans for the LeClub Activities Center, Tilford pool and tennis courts. The matter was taken under advisement.

Pierre complimented the new trees and Village lighting, and was pleased with the forward progress.

Per member inquiry, Kelly advised the extra watering day for the Village was pending approval from the South Florida Water Management District.

Fred thanked the staff and Board members for the accomplishments throughout the Village.

Michael was pleased with the new stop signs installed across the walkways by Century Plaza.

**Adjourn:** (10:10:34 a.m.)

Meeting was adjourned at 10:10 a.m.

**Announcements:**

**(10:10:42 a.m.)**

The next regular Master Management Board Meeting is scheduled for May 12, 2016, at 9:30 a.m. in the Activities Center.

(For greater detail, those wishing to hear all comments, discussions, and debates are encouraged to view the meeting video in its entirety or by using the time markers above on [www.cvedb.com](http://www.cvedb.com). Meetings may also be viewed on our Community TV Channel 98.)

Respectfully submitted,

Dick Ciocca  
Secretary  
CVEMM Board of Directors

The signature above indicates only that these are the minutes adopted by the Board of Directors in open session on \_\_\_\_\_, 2016.