

Cascades Residents Association, Inc.
May 12, 2022 – Ballroom
6601 Cascades Isle Blvd.
Master Board of Directors Meeting Minutes

Present: Ira Rubel, Julian Melmed, Teri Schoen, Stan Smolkin, Lenny Kanterman, Lance Cohn, Eileen Zaroff

Absent: Dennis Deutsch and Morris Stoler

Also Present: Jeffrey Gross, General Manager, Robert Waples, Property Manager, representing Castle Management

Call to Order and Establishment of a Quorum: Dennis Deutsch was on vacation so Ira Rubel, Vice President of the Board called the meeting to order at 2:00 pm, a quorum was established.

Approval of Minutes: Stan Smolkin made a motion to approve the April 21, 2022 Minutes as written, seconded by Eileen Zaroff, and the Board unanimously agreed.

Treasurer's Report: Julian Melmed reported that \$77,400 has been deposited from the reserves Capital Contribution account for pickleball. There is a balance of \$251,000 after the reduction. There is total cash of \$1,364,000. Cascades is in good shape.

Managers' Report: Jeffrey Gross reported that the awnings at the Café, guardhouse and clubhouse will all be installed by next week. The IRS filings are completed. Robert posted a littoral link on the website for residents' information. The applications have been filed for the permits for the pickleball courts and it may take up to 4 to 6 months to receive. Limoge is in process of their sod project and are almost completed. The pumps for the fountains are not very good quality and have already had to replace 4 of them.

Changes to Covid Rules: Lenny Kanterman suggested that this does not need to be on the agenda until a need arises.

Recommended Rule Changes Based Upon Prior Votes of the Master Board: (Marsha Eisen) (Tabled from April Meeting) and Possible Reconsideration of the Rule with Respect to Poolside Events: Teri Schoen motioned to leave it as it is, seconded by Eileen Zaroff. Lance Cohen and Lenny Kanterman both said that they would like to encourage more outdoor activities. Julian Melmed had some concerns regarding the disturbance to nearby neighbors. He said this was not a good idea to decide at this meeting and asked to table the issue, seconded by Lance Cohen and the Board unanimously agreed.

Request of Entertainment Vendor Not to Use Our Covid Language in the Contract and to Use the Following in its Place:

“The Cascades has the option, if a date in the future cannot be rescheduled, to cancel and void this agreement at any time in the event its ballroom is closed to shows as a result of covid 19 or any other emergency situation.” Julian Melmed requested to table this until the next meeting, seconded by Lance Cohen, and the Board unanimously agreed.

Electronic Voting Report and Possible Vote on System Acquisition: Lenny Kanterman reported that he and Lance Cohen have been investigating and checking references of 5 different vendors for electronic voting. They have also asked other communities what they are using. Lenny made a 3-part motion to the Board. 1. That an electronic vote be an option. 2. To authorize Castle to send out a form to opt in for electronic voting, otherwise the ballot will remain paper and go by mail. 3. To authorize “Simply Voting” the recommended vendor. There are 2 tiers the economy cost is \$500, and the Premium cost is \$1000. Jeffrey suggested increasing the amount to \$1200 in case of taxes. Lance Cohen seconded the motion and the Board unanimously agreed.

Report of Management of the Procedure for Applying to the County for Tree Removal Permits: Jeffrey Gross reported that the procedure is to submit and schedule a meeting to go over regulations and conditions of removing and replacement of the trees. Julian asked what the projected cost would be. Jeffrey answered that it would be approximately \$600 to \$1000 to remove them and maybe \$400 to \$500 to replace them. There are many variable factors involved. Sherry Brodie suggested to the Board to submit just her tree and attach her arborist report to the application to see what the outcome would be before submitting applications for the rest of the trees. Eileen Zaroff made a motion to do Sherry’s request to see what happens, seconded by Ira Rubel. Lenny Kanterman said that there are others effected by the trees and the County has very high standards for removing trees. Marlene Coleman said that there are 5 houses with trees that need to be removed. Ira Rubel suggested going ahead and submitting requests for all 5 of the houses. Eileen amended her motion to go with the 5 houses, seconded by Ira Rubel. Julian Melmed and Lenny Kanterman agreed. Teri Schoen, Stan Smolkin, and Lance Cohn opposed. Motion passed.

Request for Purchase of “Glass Kiln” (Tabled from April Meeting) Ira Rubel thanked Elaine Gordon for her hard work in preparing for this topic at several meetings. All the concerns have been met regarding safety factors and having the commitment from enough residents that will support the program. "At the April meeting the board had requested the interested parties secure at least 20 checks from committed individuals. Jeff Yanofsky reported they had received 22 checks, fulfilling this requirement." Elaine Gordon and Jeffrey Yanofsky both answered a few more questions. The total cost is \$4,562.10 and will take approximately 29 weeks until it will be delivered and installed, and the old kiln taken away. Julian Melmed made a motion to approve the acquisition of the kiln at a cost not to exceed \$5250, seconded by Ira Rubel and the Board approved but Teri Schoen, and Stan Smolkin opposed. Motion passed.

Good & Welfare: Sherry Brodie made a request to the Board that the Woman's Club be allowed to advertise a once a year event in the Clubhouse lobby using an easel. Ira Rubel said that the request will go on the agenda for the next meeting.

Background Music in the Card Rooms: Ira Rubel was told that the group with the issue has worked it out themselves.

Teri Schoen recommended that the Café would not have to have dinners before a show. Ira said that at the next Café meeting Stan and Jack could discuss it.

A motion to adjourn was made by Julian Melmed, seconded by Lenny Kanterman. The meeting adjourned at 3:45 pm.

Submitted by:

Orchid Banks, Clubhouse Coordinator

Castle Management, LLC

Approved: _____ Teri Schoen, Secretary

The Cascades Residents Association, Inc.