

**Cascades Residents Association, Inc.**  
**October 13, 2022 – Ballroom**  
**6601 Cascades Isle Blvd.**  
Master Board of Directors Meeting Minutes

**Present:** Dennis Deutsch, Ira Rubel, Julian Melmed, Teri Schoen, Stan Smolkin, Eileen Zaroff, Lance Cohn

**Via Zoom:** Lenny Kanterman, Morris Stoler

**Absent:** None

**Also Present:** Jeffrey Gross, General Manager, Robert Waples, Property Manager, Orchid Banks, Clubhouse Coordinator, representing Castle Management

**Call to Order and Establishment of a Quorum:** Dennis Deutsch, 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 September 8, 2022, Minutes as written, seconded by Teri Schoen, and the Board unanimously agreed.

**Treasurer's Report:** Julian Melmed reported that we have \$1,100,000 in Liquid Assets. There are no surprises coming up. Cascades is in very good financial shape.

**Managers' Report:** Jeffrey Gross reported that the front fountains are in the process of being resurfaced. The 5 chandeliers in the clubhouse have been cleaned. 20 new card players chairs will be delivered next week, and 30 lounge chairs were redone and are at the satellite pool. The umbrellas are still back ordered. Benches are being replaced at the tennis/pickleball courts and a new holder for the rackets was ordered. Jeffrey is getting bids for a new sprinkler timeclock at the courts. Jeffrey reviewed the revised plans for the pickleball courts with the County and all their questions were answered so we should expect the permits in the next few weeks.

**Café Survey:** Lenny Kanterman prepared a report to read but since zoom was having technical issues Dennis Deutsch read Lenny's report. The report read that the past 2 years have been very difficult times for the Café to financially make it. He concluded that this is due to inflation, labor costs, and lack of support from the residents. A community survey would be a big help to determine what the residents want, what services they are interested in, and if financial support is necessary then where would it come from. Eileen Zaroff agreed with the idea of a survey to hear what the residents have to say. Steve Rothman read a post on the forum written by David Redelheim also suggesting that a survey be done. It was decided that 2 Board members be co-chairs of the Committee being Lenny Kanterman and Teri Schoen. Eileen Zaroff also volunteered to help on the Committee. Stan Smolkin made a recommendation and motioned that Robbin Levin Wissin and Jon Posner be put on the Committee due to their experience in surveys, seconded by Eileen Zaroff and the Board unanimously agreed. Lenny Kanterman made a motion to have the survey sent out by November 1<sup>st</sup> after the Boards approval. This was

seconded by Julian Melmed with the condition to consider the Board's recommendation before it goes out. The Board unanimously agreed. Teri Schoen added that the Fitness Committee has requested to ask that 4 questions be added to the survey as to having additional classes and the times. After a discussion on how to distribute the survey Julian Melmed motioned that the 2 surveys be distributed electronically, seconded by Dennis Deutsch and the Board unanimously agreed.

**Policy for Red and Yellow Posting sections on the Forum Going Forward:** Sherry Brodie suggested on the Forum page of the website there be 2 boxes labeled "Event Calendar" and "Flyers for upcoming events". You click on either one and be directed to various flyers and events. Dennis Deutsch motioned to accept Sherry's suggestion, seconded by Eileen Zaroff and the Board unanimously agreed.

**Discussion of Authority of Committee Chairs and Role of the Board Liaisons:** Eileen Zaroff said that it seems as if the same people are doing the same jobs year after year and need to work together as a group, giving jobs to other people to get other opinions and ideas. It would be good to rotate people and Liaisons. Some Chairs don't know what's going on with their committee. She suggested that the Chair of each Committee post their meetings on the Forum so that everyone would know when to attend. Dennis Deutsch added that anyone can attend a Committee Meeting and observe but not participate or speak at the meetings.

**Request of Café Committee for Purchase of Two Countertop Freezers:** Stan Smolkin motioned to table until the survey has been completed, seconded by Teri Schoen and the Board unanimously agreed.

**Request From Castle Management to Have Residents Pay Café Chit Quarterly:** A motion was made by Julian Melmed to deny the request, seconded by Stan Smolkin and the Board unanimously agreed.

**Consideration of Repairing Back Gate at the Cost of \$2,500:** A motion was made by Ira Rubel to have the gate repaired at the cost of \$2,500, seconded by Julian Melmed and the Board unanimously agreed.

Dennis Deutsch reaffirmed the policy that was previously approved that authorization has been given to the President to authorize necessary repairs that Jeffrey Gross deemed necessary spending up to \$5,000 without having an emergency meeting and the Board unanimously agreed.

**Consideration of Having Clean & Green Dig out the Trench Behind Court 4 better Drainage:** Dennis Deutsch motioned to authorize spending up to \$2,500 to improve the drainage and have Jeffrey and Ira work together. Ira Rubel seconded the motion and the Board unanimously agreed.

**Consideration of Moving and repairing Tennis/Pickleball Court Timer:** Dennis Deutsch made a motion to approve to move and install the new timing system for watering

the courts at a cost not to exceed \$7,000 and to give Jeffrey the authority to choose the vender. Stan Smolkin seconded the motion and the Board unanimously agreed.

Dennis Deutsch suggested to eliminate Zoom Meetings due to all the technical issues that have been continuing at every meeting. Julian Melmed suggesting exploring more outside Professionals. Jeff Paletz said that he would like to work with Ira and Jeffrey on this. Dennis said ok to keep it the way it is for now.

**Good & Welfare:** Susan Stember and Karin Cohen said there was an error in the dates being mixed up for November and Decembers shows. They will put a notice on the forum and make calls to let everyone know. Refunds will be available for those who want them.

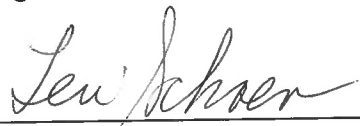
The CTC is proud to present "Beauty and the Beast" March 17-18-19, 2023.

A motion to adjourn was made by Teri Schoen, seconded by Stan Smolkin. The meeting adjourned at 4:10 pm.

Submitted by:

Orchid Banks, Clubhouse Coordinator

Castle Management, LLC

Approved:  Teri Schoen, Secretary

The Cascades Residents Association, Inc.