



Celebration Joint Committee (CJC)

BOARD OF DIRECTORS MEETING Zoom Meeting Online or by Phone

Tuesday, November 16, 2021 5:00 PM

MINUTES

Call to Order

The meeting was called to order at 5:01 PM by Mr. Page Pierce, President. Also in attendance were Directors, Mr. Henry Thrash, Mr. Todd Rimmer, Mr. David Anderson and Mrs. Cindy Swisher. Representing GrandManors was Mrs. Lauren Gunnyon, Executive Director and Ms. Suzanna McLeod, Community Manager. A quorum of Directors was declared and the meeting, having been properly noticed, was ready to proceed with business.

Adopt Agenda:

Mr. Pierce motioned to adopt the agenda; Mr. Anderson seconded, and the motion passed unanimously.

Board Meeting Minutes:

Mr. Pierce motioned to approve the minutes for Board meetings on August 11 and September 9; Mr. Anderson seconded, and the motion passed unanimously.

Financial Review

Mr. Lovera began to present the last sets of financials provided by CCMC. As of October 31, the operating cash was \$447,994, net income was \$105,426, operating expense was \$105,426, account receivable was \$45,420 and the reserves was \$38,461.

Management Report

Ms. McLeod began to present the management report with the first item being the Lexin Litigation, as per the last meeting there was a settlement reached, now Lexin will start to perform various projects that were listed on the litigation settlement. Ms. McLeod continued to present the Water Tower which had repairs done, landscape was put back in, and was painted. Thus, the only pending item to complete is the engineering review which currently are getting quotes on.





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Action / Discussion Items:

1. Mr. Pierce motioned to approve the CJC Budget for 2022. Mrs. Swisher seconded and the motion passed unanimously.
2. Mr. Pierce motioned to approve the CJC Insurance Renewal for 2021-2022 policy year through Sihle Insurance. Mrs. Swisher seconded and the motion passed unanimously.
3. Mr. Pierce motioned to approve the 2020 CJC Audit as prepared by Cole & Associates, LLC. Mrs. Swisher seconded, and the motion passed unanimously.
4. Mr. Pierce motioned to approve the 2021 CJC Audit Engagement as prepared by Cole & Associates, LLC. Mrs. Swisher seconded and the motion passed unanimously.

Board Comments

Mr. Anderson welcomes Mrs. Gunnyon and Mr. Lovera to GrandManors.

Adjournment

Mr. Pierce motioned to adjourn. Mr. Rimmer seconded; the motion passed unanimously. There being no further business before the board, the meeting was adjourned at 5:14 PM.

Page Pierce, President

