

GVA Governing Board Meeting October 26, 2023

Prepared by Rosie Ruelo

GVA Board Member Attendees: Stuart Hack, Theresa Keegan, Marti Mangan, Sharon Molineri, Lynn Jarrett, Laurie Bereny, Gail Berra, Cindy Baker, and Jim Southworth.

GVA Member Attendees: Ro Kendall, Greg Leman, Tom Stacy, Yao Yimin, Linda Vanderlizde, P.A. Rayney, Madelyn Pratte Gauchat, Don Hartman, Janet McMahon, David Veeneman, Carmela Price, Lorna Seung, Shahriya Shahripour, Blanca Neill, Robert Stacie, Bill Farinacci, Valerie Sand, Janice Ulibarri, Pat Garcia, and Rosie Ruelo.

Treasurer Report: Checking account balance is \$1,635.33 (or which 50/50 Raffles provided \$220.00)

On Improving GVA communications with its members:

Tom Stacy suggested that he can start a Facebook communications page using a QR code. Through this page, GVA could communicate information and conduct surveys. Also, it accommodates various languages. There is no cost although statistics show that only 11% of our age group use Facebook. The bulk of meeting attendees shared that they do not regularly use Facebook or never use it.

Other suggestions:

- Signal Ap- It's more secure, private and is connected to Starlink.
- A more traditional way where the building captain(s) goes door- to-door and communicate with each resident in their building. Survey results will then be submitted to Stuart. But not all buildings have captains- 10 of 81 do not. In the last survey done in early September, 29 building Captains provided completed surveys to the GVA. Stuart has contact information of all building captains. We cannot expect a high percentage participation of members. 30% seems more realistic.
- Put clips on resident doors under which GVA could leave communications to each manor.
- How about the Globe? About 50% of residents subscribe to it. But feedback from members would be limited.

Stuart reminded attendees that there is no budget, no funding, no capital when it comes to voting or survey campaigns. It's all voluntary.

Other information: 3-story building enters can vote on GVA issues

A discussion ensued about the Third Board proposed Resolution to allow installation of washers and dryers in 3-story building manors.

- Important to note that the member who wants to install the washer/dryer, bears the responsibility of hiring a licensed engineer to inspect the pipes and check that the waste lines have the capacity to handle the flow of the water from the washing machine.

Some Pros and Cons of Washer and Dryer Installation in laundry washers and dryers in 3-story building manors:

Pros:

- Convenient
- Increases the value of the unit
- Less water usage compared to the common laundry area

Cons:

- Noise
- Potential water incursion due spills and to old and corroded pipes
- Increased insurance due to the above
- Electricity usage increases in the summer

FYI: Washer/Dryer installation costs \$20,000 to \$40,000- limiting the number of interested parties.

It was agreed that GVA will email a questionnaire and documents about the Resolution to all Building Captains. The BCs will be asked to provide the information to all residents and to go door to door to ask residents to vote for or against the Resolution.

The question was asked whether GVA should try to get the questionnaire to owners of rental units. It was agreed to ask BCs to try to get contact information for the owners.

- Contact information of unit owners can best be obtained from their respective renters.

Residential Rules Committee report-

- BBQ rules will be revised one more time Stuart will share the information. No Charcoals. Rules regarding the use of grills in the common areas is not completed yet. Distance of grills from walls is not specified in the rules.

Rec Room and elevator upgrades are in the budget for next year

Request needs to be made for Rec Room window replacements

Program for 11/9/23 General Membership Meeting – OCFDA will provide a presentation on fire safety and will take questions. It will include BBQs on balconies. Discussion about in-manor washers and dryers will be held. A 50/50 raffle will be conducted.

The General Membership Meeting program for 1/11/24 – Kurt Wiemann, Landscape Services will speak.

The Next Board meeting which was scheduled for December 28th was moved to **1/4/2024**