

## **April 21, 2025 Board Meeting**

### **Board Members attending:**

Debra Mastaler, Charles Tucker, Linda Kuchnicki, Julie Gerkens, Bruce Gerdin, Bill Pedersen, Cindy Mitchell, Mary Lu Belote, Roger Halls, Barbara Claypool

The meeting was called to order and a quorum was confirmed. Roger, Mary Lu, and Barbara were present in a “membership/learning” capacity. They will be paired up with an active board member to learn more about their assigned responsibilities prior to becoming official board members.

Membership payment checks older than 30 days were verified and destroyed.

The minutes from the prior board meeting were approved without change.

### **Membership & New Vendor Updates**

#### **New Co-op members report - Debra**

January 2025 - 12 new members (at the old rate of \$35)

February 2025 - 2 new members

March 2025 - 2 new members

April 2025 (as of April 21) - 1 new member

Our goal for 2025 is 34 new members. Besides the activity spike in January (resulting from the announced rate increase starting in February), we should be averaging three new members/month.

## **Vendor Updates - Debra**

Old Dominion Appliance Repair's was recommended by a resident. After repeated attempts, they were dropped for lack of response. Currently, there are no new vendors in the pipeline. There are 68 vendors listed on our website.

## **Hosting has been switched to Namecheap - Debra**

Hosting and domain are now with Namecheap at a cost of \$53 for two years. This is much less expensive than our prior arrangement.

## **Treasurer's Report**

Linda provided the following report for March 2025:

REGENCY COOPERATIVE COMMITTEE	
April 21, 2025	March Treasurer's Report
Previous balance as of 02/28/2025.....	\$3,857.52
Checks .....	-45.00
(Reimbursement to a member who paid twice)	
Deposits.....	+135.00
(Three new memberships)	
New balance as of 03/31/2025.....	\$3,947.52

The report was approved.

## **Other Business**

### **Vendor Insurance Updates - Charles**

There are 4 vendors in April and 11 in June that Charles is working with to update their insurance status. Two vendors are still being followed up on

(Floor Advisors, and A Family Tradition). If they don't respond, we will drop them from the website. We require vendors to have \$100,000 insurance coverage and they are also required to be licensed, which we also verify.

### **Board member mentorship assignments - Debra**

The future new board members introduced themselves. Then Debra discussed "mentor" assignments to help them become familiar with their expected duties and responsibilities:

CindyM - DebraM (Vendor outreach)

RogerH - CharlesT (Insurance, updating Resources, vendor agreements)

MaryLuB - LindaK (Treasurer)

BarbarC and JulieG - DebraM (New member initiative)

### **Website review - Debra**

Year-end report generated remarks from membership:

*Thanks for the great report and thanks to everyone that makes the Co-op possible.*

*Thank you for all the updates, information about the co-op, and levity. It is very much appreciated.*

*Too often, club officers hear nothing but complaints. Well, Linda and I wanted to be certain that wasn't the case here. WELL DONE!!!*

*THANK YOU for the informative, instructive and interesting email regarding the Co-op. We bought our membership in 2009 and I assumed at \$25 the dues were annual. It's was a surprise the dues were lifetime. I often wondered how the organization works, where the money went and how large the membership was. Of course, I realize it's not a one woman job - and your detailed explanation as*

*to the other board members, their responsibilities and talents has been very helpful. Thank you to the board as well! Keep up the cheery, newsy emails and again thank you so much for your time and efforts!*

*I just read your comprehensive report. I think the organization is very worthwhile and I have as a longtime Member used many vendors. However I noticed that you have a bank balance of \$3992, And you are raising the entrance fee to \$45. What are the expenses for the cooperative? It seems like a lot of Money to carry for a non profit. Just asking **(Debra responded back to this co-op member and explained we currently do not pay an Administrative Assistant and outlined work and costs of keeping the website up and running).***

## **New Business**

### **New Member Initiative - Debra**

We have contacted nine new households who have recently moved to the Regency. Two do not want to join at this time, two are in the process, and we have not heard back from 5.

### **“Resources” tab change - Debra**

The “Resources” tab on our website contains five years of board minutes, annual reports, coop agreements, etc. Debra suggested that we make this “not indexed” so it won’t be subject to “spidering” by search engines like Google. That will protect our financial information from being indexed and available to the public. Residents can still read the information contained in the tab, but search bots won’t be able to read it.

The board voted to make this change.

**The meeting was adjourned at 3:30. Next meeting 5/19/25**