



## Resident Association Council Meeting Minutes

9:00 a.m. July 26, 2024  
Freedom Plaza Club Room

President Bill Turcotte called the meeting to order at 9:00 a.m.

**Council members present:** Alice Aragon, Pearl Birnbaum, Veanna Cape, Ron Carter, Pam Cummings, Doug Heym, Letha Jones, Joyce McCutcheon, Carol O'Brien, Carolyn O'Neill, Al Roberts, Sue Schuldt, Bill Turcotte, Jan Ulics, Kathy Vore, Ron Wesorick

**New RAC Representative:** Ellie Anderson replacing Kathy Vore

**Absences:** Sharon Ehrenfeld (proxy Judy Schmidt), Harry Hintz (proxy Chuck Roth)

**Attending:** Sondra Thorson, Designated Resident Representative; Don Vore, Technical Advisor

The Secretary confirmed a quorum was present.

A motion to adopt the Agenda was moved by Veanna Cape and seconded by Carolyn O'Neill. Motion carried.

The June 28, 2024 RAC Council meeting minutes were previously approved via email distribution and response by a majority of Council members confirmed by the Secretary. The minutes were approved.

The President reported that Kathy Vore resigned as RAC Rep for GVT Buildings 5&6 and that Ellie Anderson has been elected to replace her. Ellie was sworn in as the new RAC Rep for GVT Buildings 5&6. Kathy will continue as Vice President of the Council.

**Vice President's Report:** The Vice President reported that Ellie Anderson agreed to be RAC Liaison to the Health Care Committee.

The Vice President reported that she is working to update the RAC Insider given to new residents, RAC Committee Handbook and RAC Council Handbook. More information will be reported at the August meeting.

The Vice President reported that she is still working on a checklist describing how information is distributed to new residents. This will be provided to the RAC Reps at the August meeting.

The Vice President reported that Joan Macholl requested that she ask the RAC Reps to remind residents that the VIP meetings will be on the second Tuesday of each month in the auditorium.

**Secretary's Report:** The Secretary reported that she designed a flier to post letting residents know a resident has changed apartments. She will include the template with the minutes when they are sent to the RAC Reps for approval.

The Secretary reported that the ExComm decided to provide copies of the Finance Committee minutes to the Council so they would be aware of some financial items that could directly affect the residents. Al Roberts pointed out that in the financial statements the positive variance in Net Operating Income (NOI) for the first six months is approximately \$900,000. But \$600,000 of that comes from the pass through of insurance charges and taxes from LCS which Freedom Plaza has no control over. So, the variance in NOI over which Freedom Plaza Management has control is approximately \$300,000.

Al also pointed out that Marketing is working hard to fill empty apartments but that move-ins are less than move-outs. Many of the move-outs have moved to higher levels of care or have passed away and even though the move-ins are positive, move-outs should be taken into consideration too.

### **Old Business:**

- **Financial Statements Availability to All Residents**

The President reported that the Summary of the Annual Report which includes organizational and financial information is now posted in the atrium. It states that this information is available in the Accounting Office for public inspection. However, ExComm requested the information be posted in the RAC Book in the Resident Resource Room. The Executive Director agreed that this could be done.

- **Dining Issues.**

The President expressed his concern that many residents are talking negatively about dining which can extend to the outside. This could affect people's opinion of moving to Freedom Plaza. The Vice President reported

that the ExComm is concerned about the negativity and is looking at developing an anonymous survey to go to all residents generated entirely by the ExComm in an attempt to find out how to turn the negativity around. The Secretary suggested the RAC Reps distribute and monitor the surveys in an attempt to get back as many surveys as possible. Angie Roher, Executive Director, and Theresa Lehman, Dining Director, are both in favor of RAC doing a dining survey.

- **Administrative Services Committee Request.**

The President thanked the Administrative Services Committee for their work on the resolution passed by the committee requesting two additional vehicles for medical transportation. The ExComm has met with the Committee and Angie Roher, Executive Director, who requested a letter from RAC supporting this request. She acknowledges that our fleet is aging and some vehicles need replaced. So, the ExComm is working on a memorandum under the President's signature on behalf of the Council to the Executive Director to take to LCS requesting the purchase of two additional vehicles for medical transportation.

**New Business:**

None

**General Discussion:**

Ellie Anderson suggested a section regarding Spectrum should be included in the RAC Insider. She also suggested the Council advise all residents to request an insurance certificate from Freedom Plaza in order to obtain a discount off their renter's insurance. This certificate can be obtained from LaVinia Karppe in Maintenance.

There being no further business to come before the Council, the President made a motion to adjourn and Ron Carter seconded. Meeting adjourned at 9:50 am.

The next Council meeting will be Friday, August 23, 2024 at 9:00 am in the third floor Club Room.

Respectfully submitted,  
Veanna Cape, RAC Secretary