Factors for a “necessity” determination – The Board must determine that a “necessity exists” to have the meeting conducted electronically and RECITE in the Minutes all facts and circumstances to support such a finding that (a) the MATTERS on the agenda require TIMELY action; (b) that physical presence by a QUORUM of the members is NOT practical within the time period for action; and (c) that participation by a quorum of the members by electronic or other means of communication is NECESSARY. This action should be taken as the 2nd item on the Agenda and DESCRIBE the emergency orders and social distancing guidelines from local and State governments ON THE RECORD.