

SURFSIDE III CONDOMINIUM OWNERS' ASSOCIATION, INC.
OPEN AGENDA MINUTES
SATURDAY, FEBRUARY 8, 2020

OWNER'S QUESTIONS

Each homeowner wishing to make comments to the Board is required to sign in prior to the start of the meeting. The comments will be taken in turn during the Open Forum and the homeowner will be given 3 minutes to speak. Comments may or may not be addressed by the Board at that time. Homeowners may not give their time to another homeowner.

1. CALL TO ORDER OF REGULAR MEETING – Time- 10:06 am

Andy Santamaria – President - Present
Randy Stokes – Vice –President - Present
Page LaPenn – Treasurer - Present
Lya Findel– Secretary - Absent
Carol Falin – Director - Present

EXECUTIVE SESSION SUMMARY – Collection meeting with owner was held, eight owners with delinquent accounts will be offered a 50% discount if they pay the assessments within 60 days, painter staffing needs were discussed, Executive Consent Agenda for 01112020 was approved, collection authorization to proceed on three units for \$2,833.45, \$2,051.74 and \$2,873.38 was approved, and CAO's existing collection legal firm will continue to be used.

GUEST/PRESENTATION - None

2. OPEN FORUM

3. EMERGENCY ADDITIONS TO AGENDA – Andy Santamaria moves, Page LaPenn seconds, to add three Architectural Applications which were inadvertently omitted from the Agenda. Motion passes 4-0.

4. CONSENT AGENDA – Randy Stokes moves, Carol Falin seconds, to approve the Consent Agenda. Motion passes 4-0.

Expenditures (sample)

- \$8,165 – Beam/post replacement
- \$4,772 – Legal Fees (6 months)
- \$4,326 – Landscape Monthly Service
- \$2,855 – PC laptop plus yearly IT service fee
- \$2,359 – Paint
- \$1,000 – Alarm system service (3 months)
- \$520 – Asbestos testing
- January 11, 2020 Minutes

5. COMMITTEE REPORTS

- Beautification Committee – Thanks were given to all residents who participated in the recent Planting Day event.
- Budget Committee – No Report
- Enhancement Committee – No Report
- Rules and Regulations Committee – No Report

6. OFFICER REPORTS

- President –

- Entry into Units – **Keys to units will be checked to see if they work.**
 - Vice-President –
 - Proposed Policy for Conducting Elections – **Randy Stokes moves, Carol Falin seconds, to approve the Election and Voting Rules and Regulations as presented. Motion passes 4-0.**
 - Treasurer –
 - Board Approval of Association Finances – **No action since corrections need to be made.**
 - Financial Update – **Report provided. Bad debt of \$111,000 on un-collectible accounts will be dismissed.**
 - Secretary –
 - Newsletter – **February 26th is the article submittal date.**
 - Website Update – **No report**
 - Director – **Basketball court lines to be painted once the rainy season is over.**
7. **ARCHITECTURAL APPLICATIONS – REVIEW/APPROVAL/DENIAL**
- 932 Lighthouse Way – Replacement of front door and installation of security door with approved materials, 1st Floor, Bldg 7. **Randy Stokes moves, Carol Falin seconds, to approve the architectural application. Motion passes 4-0.**
 - 758 Seawind Way – Replacement of windows with approved materials and installation of vinyl plank flooring (underlayment not required), Townhome. **Andy Santamaria moves, Randy Stokes seconds, to approve the architectural application. Motion passes 4-0.**
8. **LIENS**
- Approval of the issuance of three liens: \$2,311.49, \$1,256.16, \$2,873.38. **Randy Stokes moves, Carol Falin seconds, to approve the issuance of all three liens. Motion passes 4-0.**
9. **NEXT MEETING** – The next meeting will be held at 10:00am, March 14, 2020 in the Clubhouse.
10. **MEETING ADJOURNED** – Meeting adjourned at 10:54 am.



4/11/2020