

SURFSIDE III CONDOMINIUM OWNERS' ASSOCIATION, INC.
OPEN AGENDA (AUDIO CONFERENCE)
SATURDAY, APRIL 10, 2021 @ 10:00am
PLEASE CALL 1-844-854-2222 (Toll Free)
Access Code = 822680#

OWNER'S QUESTIONS

Each homeowner wishing to make comments to the Board can do so 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 (Audio Conference) Time – 10:00am

Andy Santamaria – President
Randy Stokes – Vice –President
Carol Falin – Treasurer
Barbara Lopez - Secretary
Page LaPenn – Director

EXECUTIVE SESSION SUMMARY

GUEST/PRESENTATION

2. OPEN FORUM

3. EMERGENCY ADDITIONS TO AGENDA

4. CONSENT AGENDA

Expenditures (sample)

- \$14,293 – Balcony Repair
- \$10,084 – Umbrella, Crime, D&O Insurance
- \$5,391 – General Liability Insurance
- \$1,700 – Management Fee
- \$1,240 – Termite Service
- \$840 – Workers Comp Insurance
- \$572 – Pool Service
- \$530 – Phone Bill
- \$438 – Printing and Postage
- \$386 – Alarm Bill
- March 13, 2021 Open Board Minutes

5. COMMITTEE REPORTS

- Unit Improvement Committee – Report on application submitted: 1) **626 Sunfish Way**, 1st floor, Building 2, replacement of sliding glass door and windows with approved COA approved material. Action Taken: Approved 2) **568 Ebbtide Circle**, 2nd floor, Building 1, replacement of sliding door and windows with approved COA approved material. Action Taken: Approved 3) **681 Reef Circle**, 1st floor, Building 4, installation of security door. Action Taken: Approved.

6. OFFICER REPORTS

- President
 - Revision of RV Parking Policy to address allowable vehicle sizes in RV parking spots
 - Revision of D: Balconies and Patios **Rule 5. BBQs** to comply with the Fire Code

- Discussion on the actions needed for the opening of the Clubhouse – lack of liability insurance; if this issue is resolved, then discussion of inclusion of costs for contracting out or in-house staffing for security, sanitizing and reservation monitoring
- Budget discussion on Balcony Inspection/Repair Project
- Budget discussion on using contractors for rail painting
- Budget discussion on inclusion of costs in the Reserves for the water line re-piping of condo buildings and town homes
- Discussion on the two balloon loan payments due April 2027 - \$2.6 Million
- Review of Rules and Regulations, IV, C. Architectural Alterations, Additions, or Modifications and D: Balconies and Patios
- Vice-President
- Treasurer
 - Financial Discussion
 - Board Approval of Association Finances – SB 2912
- Secretary
- Director – Discussion on Short-Term Rental Document

7. ARCHITECTURAL APPLICATIONS – REVIEW/APPROVAL/DENIAL

- **626 Sunfish Way** – 1st floor, Building 2, installation of new bathtub and tile surround with approved materials
- **609 Sunfish Way** – 2nd floor, Building 3, replacement of tub with shower with approved materials

8. LIENS

- Approval to prepare one lien for \$1,547.84.

9. NEXT MEETING – The next meeting will be held at 10:00am, May 8, 2021.

10. MEETING ADJOURNED