

SURFSIDE III CONDOMINIUM OWNERS' ASSOCIATION, INC.
OPEN AGENDA (AUDIO CONFERENCE) MINUTES
SATURDAY, APRIL 9, 2022 @ 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) 10:00 am**
Andy Santamaria – President - **Present**
Bruce Spradlin – Vice –President - **Present**
Carol Falin – Treasurer - **Present**
Barbara Lopez – Secretary - **Present**
Lya Findel – Director - **Present**

CC&R BALLOTING PROCESS – James Stewart, Parliamentarian via Zoom, stated that 135 ballots had been submitted. The number of ballots received should be 155 or higher to open the ballots. The opening of the ballots was adjourned to May 14, 2022. Since it is an adjourned meeting, only 76 ballots are needed to open the ballots.

- a) Number of Ballots Submitted
- b) Ballot Tabulation
- c) Ballot Results (A minimum of 232 ballots approving the CC&R Amendments must be submitted for the CC&Rs to be modified.)

EXECUTIVE SESSION SUMMARY – The Board discussed unit violations and approved the March 12, 2022, Executive Board Meeting Minutes.

GUEST/PRESENTATION - None

2. **OPEN FORUM**
3. **EMERGENCY ADDITIONS TO AGENDA** - None
4. **CONSENT AGENDA-** Andy Santamaria moves, Carol Falin Seconds, to approve the Consent Agenda. Motion passes 5-0.
Expenditures (sample)
 - \$16,000 –Painting of two condo floor rails
 - \$12,360 – Tree Trimming
 - \$8,010 – Drywall Repair (four condo units)
 - \$5,278 – Insurance Premium
 - \$5,224 – Landscaping Service
 - \$5,000 – Gutter Cleaning
 - \$1,700 -- Management Service
 - \$1,409 – Printing and Posting (CC&R ballots)
 - \$1,052 – Pool Service
 - \$583 – Workers Comp Insurance Premium
 - \$553 – Gate Repair
 - \$480 – Pest Control Service
 - \$400 – Clubhouse Door Entry Service

- \$395 – Gym Equipment Service
- \$386 – Alarm Service
- March 12, 2022, Open Board Minutes

5. **COMMITTEE REPORTS**

- Unit Improvement Committee – **777 Reef Circle-** Building 5, 3rd floor, request to install wood laminate flooring and approved COA underlayment material. Action taken: **Approved. – Report provided**

6. **OFFICER REPORTS**

- President
 - Discussion on motion to consider the Governor’s state of emergency and find that the emergency, per AB 361, continues to directly impact the ability of members to safely meet in person and therefore the Board will continue to meet virtually through May 23, 2022, or until this motion is extended to a further date. **Andy Santamaria moves, Barbara Lopez seconds, to approve meeting virtually through May 23, 2022. Motion passes 5-0.**
 - Discussion on Building 3 Ceiling Repair Project and Proposed Future Actions – **Discussion held.**
 - Impact of Drought Regulations on Surfside III – **Discussion held.**
- Vice-President – **No Report**
- Treasurer
 - Financial Discussion – **Report provided**
 - Lighting Concerns about parking lot in front of Building 1 – **Discussion held. No further action is required.**
 - Board Approval of Association Finances – SB 2912 for February 2022 – **Andy Santamaria moves, Carol Falin seconds, to approve the February 2022 finances and to authorize the Board President to sign the SB 2912 form on behalf of the Board. Motion passes 5-0.**
- Secretary – **No Report**
- Director – **Rules and Regulations will be on the agenda for discussion next month.**

7. **ARCHITECTURAL APPLICATIONS – REVIEW/APPROVAL/DENIAL**

- **609 Sunfish Way** – Building 3, 2nd floor – request to install recessed lights per COA standards. Recommendation: Approval – **Andy Santamaria moves, Barbara Lopez seconds, to approve the architectural application for 609 Sunfish Way. Motion passes 5-0.**

8. **LIENS - None**

9. **NEXT MEETING** – The next meeting will be held at 10:00am, May 14, 2022.

10. **MEETING ADJOURNED** – Meeting was adjourned at 10:34 am.

A. Santamaria 5/14/2022