

\$21,819SURFSIDE III CONDOMINIUM OWNERS' ASSOCIATION, INC.
OPEN AGENDA (AUDIO CONFERENCE) MINUTES
SATURDAY, AUGUST 13, 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.

- **CALL TO ORDER OF REGULAR MEETING (Audio Conference) 10:00 am**
Andy Santamaria – President - **Present**
Bruce Spradlin – Vice –President - **Absent**
Carol Falin – Treasurer - **Present**
Barbara Lopez – Secretary - **Present**
Lya Findel – Director - **Present**

EXECUTIVE SESSION SUMMARY – Board discussed various unit violations, Property Manager search and salary schedule, and approve the July 9, 2022, Executive Board Meeting Minutes.

GUEST/PRESENTATION - None

- **OPEN FORUM**
- **EMERGENCY ADDITIONS TO AGENDA - None**
- **CONSENT AGENDA – Andy Santamaria moves, Lya Findel seconds, to approve the Consent Agenda. Motion passes 4-0-1 with Bruce Spradlin being absent.**
Expenditures (sample)
 - \$21,819 – Rail Painting
 - \$8,200 – Townhome Re-piping
 - \$5,200 – Landscaping Fee
 - \$5,004 – Elevator Service Fee
 - \$1,700 – Management Fee
 - \$1,392 – Pool Service Fee
 - \$1,298 – CPA Fee (1/2)
 - \$875 - Roofing
 - \$793 – Printing and Postage
 - \$729 – Steps and Balcony Painting
 - \$610 – Termite Fee
 - \$582 – County Pool Permit
 - \$485 – Pest Control Fee
 - \$308 – Attorney Fee
 - \$300 – Bee Keeper Fee
 - \$282 – Dial Security Fee
 - July 9, 2022, Open Board Minutes

- **COMMITTEE REPORTS**

- Drought Planning Committee – Purpose, Chair, Members, etc. – **Lya Findel presented the Drought Planning Committee Charter and moved that Monica Martinez be appointed Chair of the Committee. Andy Santamaria seconds, that the Charter be accepted, and that Monica Martinez be appointed Chair. Motion passes 4-0-1 with Bruce Spradlin being absent. Amy Bruder is the Secretary and Lynne Haile is a Committee member. Chair Martinez presented a report.**
- Unit Improvement Committee – **550 Ebbtide Circle** – approval of sliding glass doors, vinyl flooring and approved underlayment; **570 Ebbtide Circle** – approval of vinyl flooring and approved underlayment; **846 Bluewater Way** – approval of vinyl flooring and approved underlayment.
- **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 September 23, 2022, or until this motion is extended to a further date. **Andy Santamaria moves, Lya Findel seconds, that the Board continue to meet virtually. Motion passes 4-0-1 with Bruce Spradlin being absent.**
 - Board to consider seating Lya Findel, Barbara Lopez, Bruce Kulpa, Bruce Spradlin, and Andy Santamaria as Board Directors by acclamation without balloting on October 8, 2022, per AB502. **Andy Santamaria moves, Carol Falin seconds, to seat Lya Findel, Barbara Lopez, Bruce Kulpa, Bruce Spradlin, and Andy Santamaria by acclamation at the October 8, 2022 Board Meeting. Motion passes 4-0-1 with Bruce Spradlin being absent.**
 - Discussion on Building 3 Ceiling Replacement Project Status – **Discussion held**
 - Vice-President
 - Treasurer
 - Financial Discussion – **Discussion held**
 - Board Approval of Association Finances – SB 2912 for June 2022 – **Andy Santamaria moves, Lya Findel seconds, to approve the SB2912 document for June 2022, and to authorize the Board President to sign the document on behalf of the Board. Motion passes 4-0-1 with Bruce Spradlin being absent.**
 - Secretary – **No Report**
 - Director – **No Report**
- **ARCHITECTURAL APPLICATIONS – REVIEW/APPROVAL/DENIAL**
 - **978 Lighthouse Way** – townhome – request to install washer and dryer drain lines and bins in the garage – **Andy Santamaria moves, Carol Falin seconds, to approve the 978 Lighthouse Way architectural application. Motion passes 4-0-1 with Bruce Spradlin being absent.**
- **LIENS - None**
- **NEXT MEETING** – The next meeting will be held at 10:00 am, September 10, 2022.
- **MEETING ADJOURNED** – Meeting adjourned at 10:27 am.

A. Santamaria 9.10.22