

**SURFSIDE III CONDOMINIUM OWNERS' ASSOCIATION, INC.**

**OPEN BOARD MEETING WILL BE HELD**

**SATURDAY, AUGUST 12, 2023 @ 10:00 am**

**AS A HYBRID MEETING**

**PHYSICAL LOCATION: IN THE CLUBHOUSE AT 600 SUNFISH WAY, PORT HUENEME**

**AND**

**AUDIO CONNECTION: 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

Lya Findel – Vice-President

Bruce Kulpa - Treasurer

Barbara Lopez - Secretary

Kevin Schultz - Director

**EXECUTIVE SESSION SUMMARY**

**GUEST/PRESENTATION**

● **OPEN FORUM**

● **EMERGENCY ADDITIONS TO AGENDA**

● **CONSENT AGENDA**

Expenditures (sample)

- \$147,856 – Ceiling Reinforcement Project
- \$13,578 – City Butler Building Repair – COA tree branch damaged it
- \$13,437 – EQ Insurance Premium
- \$6,150 – Condo Plumbing Repairs (3 units)
- \$5,949 – Insurance Premium
- \$5,340 – Landscaping Fee
- \$5,179 – Elevator Service Fee
- \$3,135 – Electrical Panel Replacement (3)
- \$2,110 – Termite Service at Various Locations
- \$2,100 – Clubhouse Shower Pipe Repair
- \$1,765 – Gutter Repair at Various Locations
- \$1,700 – Management Fee
- \$1,423 – Printing and Postage
- \$1,276 – Pool Service
- \$970 – Irrigation Valve Replacement
- \$650 – Car Wash Pipe Repair
- \$485 – Pest Control Service
- \$307 – Drain Cleanout Service
- \$250 – Valve Box Replacement
- July 8, 2023, Open Board Minutes

● **COMMITTEE REPORTS**

- Unit Improvement Committee –**785 Reef Circle** – Building 5, 1<sup>st</sup> floor, approved installing security door and windows.

- **OFFICER REPORTS**

- President
  - Discussion on Balcony Ceiling Reinforcement Project Status
  - Discussion on 2023 Reserve Study
  - Discussion on resuming extensive sewer line cleaning
  - Discussion on Clubhouse interior maintenance
  - Owner’s request to have common ground dedicated temporarily for his parking use.
  - Discussion on processing units used for airbnb
  - Board Discussion
- Vice-President
  - Website Maintenance
  - Board Discussion
- Treasurer
  - Financial Discussion
  - Board Discussion
  - Board Approval of Association Finances – AB 2912 for June 2023
- Secretary – Board Discussion
- Director – Board Discussion

- **ARCHITECTURAL APPLICATIONS – REVIEW/APPROVAL/DENIAL**

- **787 Reef Circle** – Building 5, 2<sup>nd</sup> floor, request to install furnace – City permit to be obtained
- **988 Lighthouse Way** – Townhome – water line repiping due to low pressure caused by epoxy in the lines.
- **754 Seawind Way** – Townhome – garage door installation

- **LIENS**

- **NEXT MEETING** – The next meeting will be held at 10:00 am, September 9, 2023.

- **MEETING ADJOURNED**