

SURFSIDE III CONDOMINIUM OWNERS' ASSOCIATION, INC.

OPEN BOARD MEETING WILL BE HELD

SATURDAY, NOVEMBER 11, 2023

**As a HYBRID MEETING**

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

AUDIO CONNECTION: 1-844-854-222 (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)
  - \$367,007 – Ceiling Reinforcement Project
  - \$16,000 – Condo Bldg Rail Painting
  - \$13,437 – Earthquake Insurance Premium
  - \$8,860 – Clubhouse Showers
  - \$8,366 – Townhome Repiping
  - \$6,250 – Landscaping Service
  - \$2,498 – Construction Inspection
  - \$2,056 - Supplies
  - \$1,800 – Alarm Service
  - \$1,700 – Management Service
  - \$1,500 – Roofing Report
  - \$947 – Pool Service
  - \$857 – Plumbing Service
  - \$739 – Printing and Postage
  - \$705 – Window Washing Fee
  - \$705 – PC Service
  - \$485 – Pest Control Service
  - \$325 – Termite Service
  - \$240 – Irrigation Timer
  - \$225 – Gate repair
  - October 14, 2023, Open Board Minutes

- **COMMITTEE REPORTS**
  - Unit Improvement Committee
  
- **OFFICER REPORTS**
  - President
    - Discussion on Balcony Ceiling Reinforcement Project Status
    - Oxnard Wastewater Treatment Plant discussion
    - Authorize the President and the Treasurer together to use Operating Funds, if needed, to fund Reserve projects in the short term which will be paid back to the Operating Account once the remainder of Special Assessment funds are received.
    - Authorize the use, if necessary, of Operating Funds for any Ceiling Reinforcement Project invoices over the estimated \$959,155.00 project cost.
    - Board Discussion
  - Vice-President
    - Board Discussion
  - Treasurer
    - Financial Discussion
    - Board Approval of Association Finances – AB 2912 for September 2023
  - Secretary
    - Board Discussion
  - Director
    - Board Discussion
  
- **ARCHITECTURAL APPLICATIONS – REVIEW/APPROVAL/DENIAL**
  - **609 Sunfish Way** – Bldg 3, 2nd floor, request to replace existing furnace.
  - **785 Reef Circle** – Bldg 5, 1<sup>st</sup> floor, request to continue to have a painted balcony slab.
  - **795 Seawind Way** – townhome, request to replace windows and sliders and to install two new bathroom windows by cutting holes in stucco wall.
  
- **LIENS**
  
- **NEXT MEETING** – The next meeting will be held at 10:00 am, December 9, 2023.
  
- **MEETING ADJOURNED**