

SURFSIDE III CONDOMINIUM OWNERS' ASSOCIATION, INC.

OPEN BOARD MEETING WILL BE HELD

SATURDAY, JANUARY 13, 2024

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)
 - \$79,667 – Ceiling Project
 - \$17,130 – Tree Trimming
 - \$13,200 – Carport Covers
 - \$13,049 – Townhome Repipe
 - \$11,642 – Condo Walkway Sealing and Painting
 - \$7,330 – Fence and Gate Painting
 - \$7,290 – Roofing Repairs
 - \$6,807 – Insurance Premium
 - \$6,656 – Asbestos and Fungal Remediation
 - \$6,286 – Landscaping Service
 - \$3,908 – Worker's Comp Insurance
 - \$3,451 – Plumbing
 - \$2,018 – Gym Bike
 - \$1,851 – Printing and Postage
 - \$1,850 – Exterior Alarm Horns
 - \$1,700 – Management Fee
 - \$1,250 – Sewer Line Cleaning
 - \$1,016 – Pool Service
 - \$620 – Termite Service
 - \$600 – Gutter Repair
 - \$510 – Irrigation Valve
 - \$485 – Pest Control Service

- December 9, 2023, Open Board Minutes
- **COMMITTEE REPORTS**
 - Unit Improvement Committee – **662 Sunfish Way** – new flooring; **954 Lighthouse Way** - new flooring and a slider
- **OFFICER REPORTS**
 - President
 - Discussion on Balcony Ceiling Reinforcement Project Status
 - Discussion on status of 2024 projects
 - Discussion on proposed mailer to be sent to owners
 - Discussion on rule(s) about penetrating or placing items on COA surfaces
 - Discussion on CC&R rule limiting the number of animals in a unit to one
 - Board Discussion
 - Vice-President
 - Board Discussion
 - Treasurer
 - Financial Discussion
 - Board Approval of Association Finances – AB 2912 for November 2023
 - Secretary
 - Board Discussion
 - Director
 - Board Discussion
- **ARCHITECTURAL APPLICATIONS – REVIEW/APPROVAL/DENIAL**
 - **756 Seawind Way** – townhome - request to install replacement bathroom ceiling fans using existing electrical wiring and ducts.
 - **954 Lighthouse Way** – building 7, 3rd floor, condo – request to replace furnace
- **LIENS**
- **NEXT MEETING** – The next meeting will be held at 10:00 am, February 10, 2024.
- **MEETING ADJOURNED**