

OCEAN WALK PLACE HOA, INC
BOARD OF DIRECTORS MEETING

April 19, 2023

Location: Palm Beach Fire and Rescue Station 18
4PM

Minutes

Call to Order: Meeting was called to order at 4:02 Pm by David Thorpe

Determination of Quorum: A Quorum was present and established with David Thorpe, Mary Jane Boorse, Kimberly Hand, Steve Kavanewsky and David Levy.

Minutes Approval: The Minutes from the March 15, 2023, meeting were reviewed. **A Motion to approve the Minutes was made by Kimberly, and Mary Jane seconded. The Motion was approved 5-0.**

Financial Report: David Levy presented the financial/treasurer's report. Expenditures in March were largely within budget. David gave his thoughts on sweep bank accounts vs regular accounts and the Board is still considering options for a separate bank account possibly with a higher yield that they could possibly move some money into. A Reserve Study is under way and David Levy is confident that we should have the results by this summer well before the planning of the 2024 budget.

Committee Reports

ACC: There was no ARC report this month other than the items that were on the Agenda as approved.

LANDSCAPING: Barbara Handler gave a brief report stating that the committee is continuing to work with all vendors to help the Community look its best.

MANAGEMENT REPORT: Mindy from Harbor Management presented her report. There are still one space available for paddle boards at the Mako Lot. Mindy urged homeowners to please reach out to Hotwire directly with any and all concerns and to continue to lock all vehicles.

AAFOC: Questions were emailed to Mindy and the Board and most were answered. Paul Elliott and Mindy will look into options with the bank for a higher yielding savings account to possibly move some of the reserve money into.

Old Business: All homeowners are encouraged to call Hotwire directly with any and all issues. David Thorpe has been working with Carl Lender from Hotwire and Chelle Konyk to secure a 6-month credit from Hotwire for all of the hardships the Community had to face with Hotwire's new platform that was installed in Ocean Walk. **A Motion was made by David to accept a cash offer rather than months of free service. Mary Jane seconded the Motion and the entire Board agreed that if a cash offer is offered to accept it.**

The Mako lot is still waiting on Hotwire to install equipment so that the cameras can be installed.

New Business:

Ideas were presented to the attendees of the meeting regarding the improvement to the existing seating area at the pond. Nancy Evans gave a summary of a survey that she had personally mailed out to the Community independent of the Board. The Board listened to their proposal for the patio area and both the Board and the independent homeowners that presented an idea seem to be in alignment on the project. Pavers will be installed to create a patio type area for seating of approximately 6 people.

Open Forum The pond area was discussed at length and the Board presented an opinion from the Ocean Walk Attorney Evan Bachove that stated in his opinion a vote of the community is not necessary and the Board has the authority to make alterations to the common elements, without requiring any formal vote or approval of the members.

Next Meeting Date: May 17th, 2023, 4 PM at the Fire Station 18 Community Room

Meeting Adjourned: Meeting was adjourned at 5:30 pm.

Minutes respectfully submitted by Mindy Ramirez, LCAM
For and on behalf of the Board of Directors