

OCEAN WALK PLACE HOA, INC BOARD OF DIRECTORS MEETING

November 21, 2023

Location: Jupiter Branch Library
705 Military Trail, Jupiter, FL 33458
4PM

Minutes

Call to Order: Meeting was called to order at 4:06 Pm by David Thorpe.

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

Minutes Approval: The Minutes from the October 18, 2023, meeting were reviewed. **A Motion to approve the Minutes was made by Mary Jane and Kimberly seconded. The Motion was approved 5-0.**

Financial Report: David Levy gave the financial/treasurer's report. The Reserve Study was completed and factored into the proposed 2024 Budget. He recommends updating the Reserve Study every few years to factor in inflation etc. While some categories were over budget and others are under budget the Community is still in a good financial position. The Hotwire money will be factored in to the 2024 Budget to bolster Reserves and help to keep the quarterly increase to a minimum and subsidize additional assessments over time. David Levy gave an in-depth explanation of the process behind the preparation of the 2024 Budget.

Committee Reports

AAFOC: The committee had compiled a list of questions that Mindy, David Levy and ADI are working to get answered.

ACC: ARC approved at least 12 applications since the last meeting.

LANDSCAPING: The committee provided a list of 8 items they would like to see implemented in the last months of 2023 and in 2024. The committee recommended impatiens at the US1 entrance for the winter and the A1A entrance will get 12 Flax Lillies among other projects.

MANAGEMENT REPORT: Mindy from Harbor Management presented her report. The 2024 Budget is ready for Board approval. The Fire Department is no longer allowing outside meetings so future meetings will be held in person at the Jupiter Branch Library.

Old Business: David Thorpe reminded homeowners of the Holiday Golf Cart Parade. Cookies will be provided.

New Business:

A Motion was made by Mary Jane to approve the Proposed 2024 Budget, Steve Kavanewsky seconded the Motion. All 5 were in favor and the Motion passed. The 2024 Budget will be mailed to all homeowners along with a letter from the Board.

David Thorpe mentioned recent power surges in the community and recommended calling FPL at 800-226-3545 to report surges as they can damage appliances.

Open Forum:

There were no questions from the homeowner in attendance.

Next Meeting Date: TBD at the Jupiter Branch Public Library.

Meeting Adjourned: With no further business before the Board the Meeting was adjourned at 4:42 pm.

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