

OCEAN WALK PLACE HOA, INC
BOARD OF DIRECTORS MEETING

Wednesday, March 17, 2021

Location: Mtg held via ZOOM

4:00 pm

APPRVD 4.21.21

Call to Order: Meeting was called to order at 4:00pm by Mary Jane.

Determination of Quorum: A quorum was present with Kenny Morse, Mary Jane Boorse, Ned Levine, Karen Wisdom and Steve Kavanewsky were present. Amanda Coffey from Harbor Management was present.

Minutes Approval – The January meeting minutes were reviewed. A Motion was made by Ned to approve the minutes pending three (3) minor revisions and seconded by Kenny. The motion passed unanimously.

Financial Report – Ned provided an update on the February financials. It was noted that the irrigation invoices were sent in late but were accrued for in the financials. The question of whether the Association needs a review or Audit for 2020 needs to be determined. Management will advise the accounting department to send a statement to all homeowners even if they are on auto pay.

Committee Reports

AAFOC – There was no committee member present.

ACC – Mary Jane discussed the latest application turned in for review at 106 Mako Lane. Management is to reach out to the homeowner for further details.

Security – No Business to discuss.

Landscape – Jan Morse was in attendance and provided landscape update discussing completed projects and upcoming projects. Management is to send a letter of acknowledgement to any homeowner planting plants outside of the approved planting list to ensure maintenance responsibility. This will be passed onto any future homeowners on the property. Management is to follow up with maintenance personnel to trim hedges/trees for all sightlines. It was noted that some of the landscape lighting along the wall may need to be assessed. Management is to reach out to the pressure cleaning company to clean the large rocks at the entrances (no chemical).

Community Relations – Karen has suggested a membership directory and will be working on the details to complete this.

Old Business – No Business to discuss.

**OCEAN WALK PLACE HOA, INC
BOARD OF DIRECTORS MEETING**

New Business

- Benches around Lake – Management is to have maintenance assess the benches if they need repair. There is not a place for any other bench at this time.
- Quarterly 24/7 Gate Code Change and Notification – The 24/7 gate code will be changed every 6 months instead of every quarter to avoid confusion. As stated above, the statements will go out to all homeowners which will include any gate code changes.
- Landscape Insurance- The insurance company does not cover landscape. The Board is still seeking options in case of a natural disaster.
- Lake/Canal Erosion Control- Management is obtaining bids and has reached out to three (3) companies.

Open Forum – No other members in attendance.

Next Meeting Date – April 21, 2021

There being no further business to discuss, the Board meeting was adjourned at 5:45 pm with a motion from Ned and a second from Kenny.

Respectfully Submitted,
Amanda Coffey, LCAM
For and On Behalf of the Board of Directors