

Board Meeting

Sunday, February 19, 2023, 12:00 noon

Place: Pool side

Call in: (605) 313-5799

Code: 4635737#

Agenda:

The meeting was called to order at 12.00.

A quorum was established. In attendance: Peggy, Ken, Bob, and Rob. Mike called in.

Ken moved that outstanding minutes be approved, seconded by Bob, passed unanimously.

A discussion on a 2-year plan for capital projects resulted in consensus that the main plumbing and the dock be prioritized, with plumbing of primary importance. Both are at the end of their lifetimes.

It was agreed that Peggy would make inquiries into getting assessments on the state of both the main plumbing and the dock. It was agreed that there are likely to be special assessments to cover costs of assessment and repair or replacement.

Discussion on unit violating Trade Winds' governing documents' rule against multiple rentals. (Unit 1 rented on vrbo.) It was agreed Peggy would talk to the new owners and explain Trade Winds' policies regarding rentals.

Discussion on amending governing documents to disallow 38' boats. Peggy will gather data on what other condos allow. Must be agreed on by a majority of owners.

Update provided:

Washing machines fixed.

Cash flow is as budgeted.

Two firms backing on Ocean Terrace have been reported for code violations due to their consistently overflowing dumpsters.

Trade Winds has requested a large new dumpster as ours is rusting out at the bottom.

Two storage room doors were replaced by owners.

Ken moved to adjourn meeting, seconded by Bob. Meeting was adjourned at 12:45.