

Oceanview Manor Condominium  
Board of Directors Work Session Meeting  
July 19, 2023

**Announcements and Introduction:** Jim Stanton

The meeting was called to order at 11:00 am with a prayer by Jim Stanton and recognition of the passing of Michael Marcoux. The meeting was properly noticed and quorum present to conduct business.

**Present:** Jim Stanton, Bill Hopson, Chuck Hall, Gerald Lawson, Amy Arndt and Terry Baggett (manager on dais)

**Absent:** David Weston, Terri Westwood and Tim Hughes

**Minutes of Meeting for May 17, 2023:** Gerald Lawson made motion to waive the reading of the minutes and approve as written. Chuck Hall seconded. Minutes approved by majority vote.

**Correspondence Report:** Bill Hopson

No correspondence received.

**Financial Report:** Jim Stanton

Huge increases in insurance costs predict an increase in future budgets and a possible shortage this year.

Anticipated capital reserve requirements are currently well funded.

Building maintenance and employment below budget.

**Motion made by Bill Hopson to approve the financial report and second by Gerald Lawson approved by unanimous consent.**

Jim Stanton explained the major line items in the budget and noted that it would have been the same as 2022 except for the increased cost of the insurance premium.

**Maintenance Report:** Terry Baggett

Terry discussed maintenance updates and plans going forward in 2023.

Report accepted by unanimous consent.

**Municipal Liaison Report:** (open position) - no report

**Executive Board Report:** no report

**Landscaping Committee:** Lorna Ballard

She is currently working on planting at the north corner of the building.

Thanks for donating to the landscape committee either through monetary or voluntary donation.

**Recreation Committee:** Carol Stanton

The Memorial Day picnic and July picnic were a success.

All reports approved by unanimous board consent.

**New Business:**

The board of directors will be moving forward towards foreclosure with Unit #622.

A new budget will be forthcoming in the fall.

**Motion made by Gerald Lawson to approve new business and second by Chuck Hall approved by unanimous consent.**

No further discussion.

The meeting was adjourned at 11:55 AM.

Submitted by:

Amy J. Arndt, Recording Secretary