

**OCEANSIDE COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
CLUBHOUSE AUDITORIUM
WEDNESDAY, DECEMBER 21, 2022 9:30 AM
AGENDA**

1. CALL TO ORDER

- A. 9:30 A.M. by President Kelly Byrne. Notice to all attendees: Please silence your phone.
- B. Pledge of Allegiance, led by Secretary Anita Romaine
- C. Social Media disclaimer by Secretary
- D. Roll Call by Secretary:

2. EXECUTIVE SESSION DISCLOSURE

An Executive Session Meeting was held on December 16, 2022, where the Board of Directors discussed some, or all, of the items related to the following: (1) litigation or potential litigation; (2) matters relating to the formation of contracts with third parties; (3) member discipline; (4) member delinquency, including payment plan requests; (5) personnel matters; and/or (6) approval of Executive Session minutes.

3. APPROVAL OF GENERAL SESSION MINUTES:

- A. November 30, 2022

4. PRESIDENT'S REPORT

Process of getting requests approved. The process is listed within your governing documents that every single homeowner and most renters receive when they move into Oceana.

Procedure:

You can request by submitting in a written request to either architectural or landscape depending on the type of your request. I urge you to read the guidelines for each first. Then the request goes to the office and then the committee for approval or denial. The executive subcommittee of the board and possibly the full board. You will receive a letter from the office with your approval or denial. At no time does anybody in this entire community, whether they are a general manager, board president, committee chair, or your mother or fathers' best friend, have the right to approve projects that affect the common area. There are no exceptions. Any exception will then go to compliance and possibly removed at owners' cost. If you refuse to pay. Then it goes to collections.

5. SECRETARY'S REPORT

6. TREASURER'S REPORT

- A. Treasurer Peggie Moore- Will present at Meeting

7. HOMEOWNER COMMENTS

Homeowner Forum is an opportunity for members to address the Board directly. Depending upon the length of the business agenda, the Board may assign time limits for each homeowner (2- 3 minutes) The Board is not obligated to provide a response to the homeowners at that time but may take the information under advisement and add to future agendas for any decisions if need be.

8. FINANCIAL REPORT

- A. Financial Report-will provide prior to Board Meeting
 - a. Acknowledge Receipt of November Financials

9. MANAGEMENT REPORTS

- A. Assistant General Manager Report-Inventory List Update
- B. Facilities Manager Report-Inventory List Update

10. UNFINISHED BUSINESS

- A. Bylaws (Sandy or Kelly)
- B. Garden / Nursery – (Peter & Karen)
- C. Town Hall Updates-Professional Mgt Company, Water and Landscape
- D. RV Storage Lot Update (Kelly and Karen)
- E. Strategic Plan (V6)-Update Only
- F. Committee report of updated charter on website (Sandy)

11. NEW BUSINESS

- A. New Black and White Vehicle (Sandy)
- B. Community Room Scheduling

12. EMERALD ISLE GOLF CLUB UPDATE

- A. *Emerald Isle report only.*

13. EXECUTIVE SUB-COMMITTEE REPORTS.

- A. Architectural Committee
- B. Landscape Committee-No minutes submitted
 - New Committee Volunteer, Gail Olenick

14. COMMITTEE REPORTS

Liaisons: **PLEASE REPORT ON NEW VOLUNTEERS AND RESIGNATIONS.**

- A. Activities Committee
- B. Finance Committee-Meeting was 12/19/22. Minutes are from November
- C. Hub Communication
- D. Nominating Committee
- E. Unit Advisors Committee-Meeting was 11/9/22. Minutes are from November
- F. Website Committee-
 - New Committee Volunteers-Concepción (Connie) Iniguez, Lisa Olivero, Christopher (Chris) Scantlin
- G. Bylaws Ad-Hoc Committee
- H. Community Resource Center (CRC)
- I. OCA Media
- J. Painting Ad-Hoc Committee
- K. Strategic Planning Committee

15. ANY QUESTIONS FROM ATTENDEES. PLEASE RAISE YOUR HAND.

16. ROUNDTABLE TOPICS TO INCLUDE:

1)

January 25, 2022, 9:30 am.

MEETING ADJOURN _____