

SANTA MARIA MASTER & DOCK ASSOCIATION, INC.
Board of Directors Meeting Minutes
Wednesday, June 26th, 2024
at 8:00 PM EST

Rob Johnston called the meeting to order at 8:03pm.

Quorum was confirmed for the Master and those present were: Rob Johnston, President – Rick Mindemann, Vice President - Roger Burch, Secretary – Jeff Langer, Treasurer – and Steve Harshman with Compass Community Management.

Quorum was confirmed for the Dock and those present were: Jeff Langer, President – John Faenza, Vice President – Gary Marker, Treasurer/Secretary - and Steve Harshman with Compass Community Management.

Notice was confirmed it was posted and emailed to owners in accordance with Florida Statute.

Jeff spoke about the seawall project. He discussed the importance of a seawall along with the history since the beginning of Santa Maria. The engineer results were shared and explained - as well as the reason for the change to a local engineer for the local permitting. Jeff reviewed the contractors that submitted bids for the project. The timing of start and finish was discussed and considered for the project.

Gary discussed the review of references for the selected contractor, Florida Structural Group (FSG). He said there were over 10 positive references provided and he followed up with email/phone conversations and received very positive feedback. He also reviewed FSGs Insurance coverage and stated it met his criteria.

Rob discussed the Hurricane recovery fund and what the potential assessment might be to each owner. He clarified the cost shared between the Master and Dock owners. He also shared some capital improvement projects that need to be addressed in addition to the seawall and docks such as the fire pump/suppression/waterproofing, lighting, pool resurfacing, pool equipment and parking lot overlay.

Roger and Johnny thanked everyone for their hard work with this project and the hurricane recovery and emphasized the need for the capital improvements discussed to move forward.

Rob opened the floor for discussion. There were some owner questions regarding timing and owner responsibility.

Rob motioned for the Master to approve their share of the expenditure for the \$1.55 million contract as presented for the seawall /dock project with the expectation the details of the contract to be clarified with Florida Structural Group and our attorney. Rick seconded the motion. Motion carried unanimously.

Jeff motioned for the Dock association to approve their share of the expenditure for the \$1.55 million contract as presented for the seawall /dock project with the expectation the details of the contract to be clarified with Florida Structural Group and our attorney. Johnny seconded the motion, motion passed unanimously.

Rob motioned to adjourn, Jeff seconded, all were in favor.

Meeting adjourned at 9:38pm.

Minutes created by:

Compass Community Management