

LAKE BEACH CLUB CONDOMINIUM ASSOCIATION

Minutes from March 16, 2024 at 10:00 AM

1. Roll Call:

President- John Paul, Vice President- David, Treasurer- Darren, Office- Juliana, CAM- Angelina

2. Establish Quorum: yes-3 of 4 Board Members attending.

3. Approval of past minutes held on February 17, 2024: yes- David 1st, Darren 2nd, all agree.

4. New Business:

a. Review of proposals received for building certification: 5 reviewed.

- i. Select and vote on Board recommended architect and engineer: Mr. Lee with proposal of \$9, 500. Requesting \$6,000 downpayment. Darren 1st, David 2nd, all agree. Must move forward as soon as possible because Miami Beach gave 90-day notice on January 4. Special Assessment forthcoming once the work needed is established.

b. Discuss pool reopening: Pool is open and ready for use.

- i. Review new pool rules and regulations 2024: Current rules and regulations reviews and edited as needed. Added some new items regarding safety. JP 1st, Darren 2nd, All agree. All pool rules and regulations will be typed and posted in English and Spanish.

c. Discuss a new Reserve Study as required by the state: Law requires a new Reserve study every 36 months. When ready to move forward, LBC will use Cassidy with the estimated cost of \$1, 400. JP 1st, Darren 2nd, All agree. Full reserves required by January 1, 2025.

5. Adjournment: David 1st, JP 2nd, All agree.