



STRAIGHT TALK



Issue 1. May 26, 2024

Happy Memorial Day!

As a veteran who served during the Vietnam era, I remember many friends that I trained with who went into combat and never came back. During the period of the draft, more people shared that experience than share it today, since a volunteer army disproportionately draws from minorities and lower income populations that many people don't know. So, it's important that we honor the memories of those we knew and those we didn't know, their sacrifices were equally as great, and their service equally as important. We honor them all.

The Importance of Knowledge

Our veterans fought to preserve many values and rights for our nation. One of the most important is that we have an open society with equal access to information. Information is so important and empowering that there exists an enormous effort to spread disinformation to disempower people. I strongly believe in sharing information so that we all can make informed decisions that serve us best.

The question is, do we have adequate transparency and information sharing at Seashore Point such that we each feel empowered to make our own decisions? Do you feel you know what's happening with the Board? Do you feel you know our financial situation? Do you feel you know what's happening with the building envelope and how much it will cost you? Do you feel you know what's happening with the lawsuit?

Knowledge is power and those who know make the decisions. As an officer of a large corporation who participated in and reported at Board meetings, my CEO once pulled me aside and advised “Boards are like mushrooms, it’s best to keep them in the dark and once in awhile open the door and throw a little manure (or similar terminology) on them to keep them happy. The less they know, the less they question and the easier your job will be.”

California Model

David and I also belong to a condo association at our home in Palm Springs. California has the most progressive laws on condo associations and provides many benefits. Here’s what we get there:

- All public board meetings are on Zoom even though most of the board members are sitting in the community room at the condo association.
- All public Zoom meetings are open to all resident owners. Non-board members are muted until that part of the meeting where it is open to all members and each person gets 3 minutes for a question. (We have 186 units)
- Executive sessions are still kept confidential. But there are limits as to what can be reserved for Executive Session.
- The agenda for all public meetings are sent to all members at least one week in advance and include previous meeting minutes, financial statements and any documents that we need to review. That way everybody is prepared to discuss the agenda.
- The meeting minutes from that meeting are posted on our community portal at least one week before the next scheduled meeting (if possible).
- Meeting minutes include the name of the person that made a motion as well as the name of the person who seconded it. There is no mystery. There is no hiding behind closed doors.

The Importance of Transparency

Board members are elected to represent us as well as have a fiduciary responsibility to the best interests of the condominium. But sometimes people get on condo boards to ensure that their own interests are protected. There’s nothing wrong with that if they believe that their best interests and the best interests of the community are aligned. But if they are not, that representative

needs to be held accountable and needs to explain to the other members the rationale and evidence to support their position. If they can't do that, if the power of their argument is insufficient to change the minds of the majority, then the elected representative should be acting in the best interests of the community, not their own.

Residential Unit Owners may gain control of the board in the not too distant future. If we do, I believe we need to make changes to our condo documents to ensure transparency so that all owners are well informed, well represented, and empowered by knowledge to make the best decisions for themselves and our community.

Straight Talk

I served three terms as trustee from 2020 to 2023 and during that time I created a website ([Seashore Point Residents Website](#)) for residents as well as a newsletter known as "**Straight Talk**". Now that I'm on the board again, I will be reviving **Straight Talk** (this is the first issue of my new term in office).

Sometimes there will be topics in it that you are interested in and sometimes not. You are always free to ignore the email and not open it. And if you really don't want the newsletter, you are free to unsubscribe below. This will unsubscribe you from all emails coming from the website including notices of movies, soup socials, and other activities that I do in the fall/winter. The system does that automatically and I don't know when it happens.

If you do want to unsubscribe but hear about an issue that you'd like to read, you can always find it on our website: [Straight Talk Newsletters](#)

So **Happy Memorial Day!** Let's enjoy our holiday cookout together but let's also keep working to achieve the rights and values that our veterans fought so hard to preserve.

Warmest Regards,

Rob Compton

Residential Trustee

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