



SSVR Board Meeting Minutes – May 22, 2023

Approved on June 9, 2023

Meeting called to order by president Cheryl Hill at 10:05 a.

Confirmed that a quorum was present with board members Cheryl Hill (CH), Larry Thompson (LT), Tom Jacobs (TJ) and Dennis Palmer (DP) present. Manager Maria Mitchell (MM) was also in attendance. Board member Michael Alperovich (MA) was absent.

MM confirmed that proper notice was given for this meeting.

Motion to approve prior meeting minutes from February 22, 2023 was made by DP, seconded by TJ, all approved.

OLD BUSINESS

Review of 2023/2024 rental rates – rentals for the first four months of 2023 running strong at approximately 17% ahead of 2022. However, rentals for May, June and July are below 2022 levels. MM to begin offering discounts for this period to stimulate business. Will offer a 10% discount to 2023 guests if they rebook for May, June or July of 2024. MM will closely monitor this situation.

Memorial Items – fountain for Larry Lyser on track for June installation in front of the office building. Marble captain's hat for Rick Briggs is in process with a July estimate for installation near the tiki.

NEW BUSINESS

SSVR Brochure – TJ has a preliminary summary of bullet points to be included in the brochure. Need to select a professional to pull it all together and publish. TJ and LT to work on a “what if” scenario to show the impact adding additional members to SSVR will have on the monthly maintenance fee charged by SSSA.

Shower Doors – shattering reported on both bathtub and shower glass doors. There have been approximately seven instances in the past two years. It is the owner's responsibility to replace the doors unless MM can somehow get the renters insurance to pay. MM suggested increasing the damage deposit from the current amount of \$500 up to \$1,000. However, the board felt it was better to keep it at \$500 to minimize the impact of higher rates on our guests.

Window Rust – concern about balance rods rusting in windows installed after 2015. Problem exists if you open the window and it doesn't stay up. CH to put an article in the next newsletter informing owners of this condition. LT suggested possibly oiling the balance rods to improve this condition. MM will review this step with window contractors used at Sea Shell.

Sea Turtle Conservatory – zoom meeting schedule for Wednesday May 24, 2023 to pick fixtures and lighting prior to program approval. Still two weeks away from knowing whether Sea Shell qualifies for a grant under this program. If approved we will be eligible for up to \$25,000 in grant funds.

Other – rental advisory committee meeting set for Wednesday May 30, 2023 at 10:00 a.

Motion to adjourn this meeting was made by DP, seconded by TJ, all agreed. Meeting adjourned at 11:15 a.

Respectfully Submitted,

Dennis Palmer – Secretary of the Board for SSVR