

Hello Owners and welcome to fall at the beach. There are so many events this fall for you to enjoy. Ocean City is quickly becoming a year-round town with lots to do for you and your family. The following is a list of some of the events:

Oceans Calling Music Festival 9/27-9/29

OC Arts League 1<sup>st</sup> Friday Art Exhibit 94<sup>th</sup> street 5-7pm 10/4

OC Beach Classic Wicomico to Dorchester Street beach 10/12

ESR Surf Series 35<sup>th</sup> & 36<sup>th</sup> street beaches 10/12

Endless Summer Cruisin' Car Show 10/8-10/13

Monsters of Metal 10/18-10/20 Inlet lot and beach North of Pier

Sunfest 10/24-10/27 Inlet

The Board of Directors met on 9/21/24 at 9am

We welcomed Trisha Spencer Smith back to the board and thank her for filling in.

The minutes of the July meeting and Treasures report were approved.

We hear from Mr. Delmar on a few issues including looking for a new insurance company, the capital reserve, and the structural repairs. He shared information with the board which will be looked into.

Ken gave a report on many of the fall projects including structural repairs, roof replacement and Procoat. It was determined that with all the projects and required scaffolding that Procoat would restart in the spring finishing the 5 stack and moving onto the 2&3 stacks. During the repairs which are to start in October owners will be asked to potential move where they park to ensure vehicle and owner safety. We have had a few recent water leaks one of which was the result of a hot water heater in a unit that had not turned off their water. Please be sure to turn off water if you are not living full time at the building when you leave.

Jamie was able to report that she raised \$54,000 in collecting parking fees from renters. This is a great example of how you can help the building during the busy season by donating your parking spot for rentals.

The Pool will be closing on 10/01/24 please be aware that there are no guards on duty.

Committee reports

Social: Ms Spencer Smith reported that the Labor Day party went well and we finished the fiscal year under budget for social expenses. She is asking owners to let her or the office know if there is interest in a New Years Eve party. We also recently discussed bringing back a social for

owners on the third Saturday of the month which is the day of the board meeting. Owners can come and bring a dish to share. Please also share your thoughts on this.

Security: Mr. Vargish reported that the security staff hours have been reduced and will soon end for the season.

Real Estate at the 9400 is booming we have had 2 units close in the last month and have 7 currently on the market. Prices are ranging from \$389,000-\$589,500.

Elections: there will be 3 positions available in the coming year for the board of directors. If you are interested please talk with a board member or Jamie to find out more information.

Communications: Mr. Halliday reported that the survey regarding HBO revealed that owners want to keep this service. It was also reported that the communications committee will resume review of options regarding cable, direct TV, and streaming.

The next board meeting will be held on October 19<sup>th</sup> at 9am. Please join us either in person or via Zoom.

The board wishes you all a fabulous fall season

**\*PLEASE NOTE\***

**Starting October 14 there will be no parking on lot until further notice while new roof is being installed.**

**Updates will be provided as the project progresses.**

Barbara Nalley

President 9400 Condo Association