

Lido Isle Community Association  
Board of Directors Meeting  
January 10, 2024 – 6:00PM  
701 Via Lido Soud, Newport Beach, CA 92663  
General Session Meeting Minutes

**DIRECTORS PRESENT**

Ken Wirgler, President  
Ronda Clark, Secretary  
Mario Sustayta, Director  
David Hendler, Director

Buddy Richley, Vice President  
John Devir, Treasurer  
Camille Rizko, Director (Arrived 6:19PM)

**DIRECTORS ABSENT**

Catherine O'Hara, Director  
Alastair Fraser, Director

**GRANDMANORS**

Janine Stratton, CMCA, AMS, General Manager

**EXECUTIVE SESSION ITEMS**

Per Civil Code § 4935, the board may adjourn to, or meet solely in, executive session to consider litigation, matters relating to the formation of contracts with third parties, member discipline, personnel matters, or to meet with a member, upon the member's request, regarding the member's payment of assessments.

- I. Call to Order                      The General Session Meeting of Lido Isle Community Association Board of Directors meeting was called to order by President Wirgler at 6:06PM.
  
- II. Guest Speaker –                 Rene Rimlinger from Morgan Stanley attended to introduce himself to the entire Board and to discuss investment options.  
Morgan Stanley
  
- III. Homeowner Forum             No residents attended.
  
- IV. Secretary's Report  
    A. Approval of Minutes         Resolution: A motion was made, seconded, and unanimously carried to approve the December 6, 2023; General Session Minutes as amended.  
    B. Approval of Minutes         Resolution: A motion was made, seconded, and unanimously carried to approve the December 18, 2023; Special General Session Minutes as amended.
  
- V. Treasurer's Report

- A. Financial Review  
November 30, 2023      Resolution: A motion was made, seconded, and unanimously carried to ratify and approve the financial statements dated November 30, 2023, as presented subject to year-end audit.
- B. Investment Options  
Discussion      Resolution: A motion was made, seconded, and carried to approve retaining the accounts at Chase for thirty (30) days and explore investing in a CD the excess funds up to \$500,000 for thirty (30) days.
- Nay: Mario Sustayta  
Nay: Buddy Richley  
Nay: Dave Hendler
- C. Lien Resolution      Resolution: A motion was made, seconded and unanimously carried to authorize Association's collection legal counsel to file a lien against the following delinquent accounts:
- APN 423-182-02
- VI. Committee Reports      The following agenda items serve as a placeholder for each Board liaison to provide any updates related to their assigned Committee(s).
- A. Architectural  
Committee      Camille Rizko
- a. Architectural  
Meeting minutes      Resolution: A motion was made, seconded, and unanimously carried to approve the Architectural Meeting Minutes dated December 4, 2023, and December 18, 2023 as presented.
- b. Architectural  
Guidelines  
Committee      No action.
- Committee will continue with meetings to determine recommendations for any Directive modifications.
- B. Clubhouse/ Snack  
bar/Events      Ken Wirgler, Ronda Clark, David Hendler
- a. 2024 Snack Bar      No Action.
- Clubhouse/Snack Bar Committee (Ken Wirgler, Ronda Clark, David Hendler) to meet and review Snack Bar vendor options and determine recommendations to present to the Board at the February Board meeting.
- C. Marine Facilities      Ken Wirgler, Buddy Richley, Alastair Fraser, Mario Sustayta
- a. Marine Facilities  
Update      No Action.
- Regarding the wet slip storage 2024 rate increase the 20% increase will remain based upon the following although the Marine

Subcommittee will reach out to several residents that commented at the December Board meeting to respond to any feedback:

- General Counsel guidance
- Lease Agreement with the City of Newport
- Comparable Marina Rates Study

b. Genoa Nord Dock Update      Awaiting Coastal Commission to respond regarding meeting date to get approval for the permit. Once Coastal Commission approval is received it will then go the Army Corp of Engineers for approval.

D. Tennis Club      Catherine O'Hara

a. Facility Report and/or Update      No Update.

E. Security/Traffic Safety/CERT/Patrol      Ken Wirgler, Camille Rizko, David Hendler, Mario Sustayta

a. Patrol      Security Committee to meet with Citiguard to update the security staff hourly schedules (24-hour coverage).

b. CERT      No Action.

F. Landscape Committee      Alastair Fraser, David Hendler, Ronda Clark and Mario Sustayta

a. Landscape Updates      Landscape Work Proposals Requested:

- Antibes Median/Monument Sign Area: Mulch to be added around the sign and landscape.
- Piazza Lido Medians: Christmas trees dumped on medians to be removed to the dump. Tree surround wells to be added around large trees.
- Genoa/Soud Median: Sod replacement for area damaged by holiday décor.
- Waziers/Soud End Park: Reseed entire park grass area again. Add 5-gallon plants on slope.
- Waziers/Nord End Park: Reseed grass area surrounding the trash area.
- Orvieto/Nord End Park: Add additional carpet roses around pony wall. Remove palm fonds that are encroaching upon resident home.
- San Remo/Nord End Park: Reseed grass near entrance again.

G. Major Capital Improvement Committee (MCIC)      Ronda Clark and Alastair Fraser

- a. MCIC updates      No action.
- Management to provide a list of projects for 2024. Proceed with Landscape Architect interviews for Master Plan.
- VII. New Business
- A. President's Comments      This agenda serves as a placeholder for the Board President to provide any comments he may have.
- B. Homeowner Letter-201 Via Nice      Resident will be invited to the Marine Subcommittee meeting.
- C. Antibes and Bridge Cameras      Security Committee to review upgrading and adding to the security camera coverage on the island.
- D. Backflow Cage Replacement and Device Repairs      Resolution: A motion was made, seconded, and unanimously carried for the Landscape Subcommittee (Ronda Clark, Alastair Fraser, David Hendler, and Mario Sustayta) to meet with at least two (2) vendors and provide a recommendation to the Board at the February board meeting.
- E. Barcelona Wall Repair      Resolution: A motion was made, seconded, and carried to authorize Frank C. Palmer, Inc. to remove and replace the existing broken brick wall at the Barcelona tennis court noting that the brick materials will not be the same. The total cost for this expense is \$2,380.00, which shall be funded from Reserves.
- Nay: Mario Sustayta
- F. San Remo Cabinet Replacement      No Action.
- Request for research regarding who utilizes the requested cabinet and what is being stored.
- G. Annual Termite Inspection Report      Resolution: A motion was made, seconded, and unanimously carried to ratify the termite inspection report for the clubhouse facility as presented by Bugman.
- H. Clubhouse Docking Request – 117 and 119 Via Lido Soud      No Action.
- I. 2024 Election – Nominating Committee      A motion was made, seconded, and unanimously carried to ratify the following homeowners as members of the nominating committee.
- James (Kimo) McCormick
  - Patricia White
  - Barbara Wall
  - Brian Benson

- Dave Lamb
- John Carlson
- Shana Conzelman

- J. 2024 Annual Calendar
- K. 2024 Holiday Schedule

Reviewed management’s agenda for the 2024 annual calendar.

Resolution: A motion was made, seconded, and carried to approve the following 2024 holiday schedule:

Nay: Mario Sustayta

Monday, January 15th	Martin Luther King Jr. Day
Monday, February 19th	President’s Day
Monday, May 27th	Memorial Day
Thursday, July 4th	Independence Day
Monday, September 2nd	Labor Day
Thursday, November 28th	Thanksgiving Day (Office closes at 3PM on November 27th)
Friday, November 29th	Friday after Thanksgiving Day
Saturday, November 30th	Saturday after Thanksgiving Day
Tuesday, December 24th	Christmas Eve
Wednesday, December 25th	Christmas Day
Tuesday, December 30th	New Year’s Eve
Wednesday, January 1st	New Year’s Day 2025


- L. Next Board Meeting

Resolution: A motion was made, seconded, and unanimously approved that the next regular Monthly Board of Directors meeting will be held on **Tuesday, February 13, 2024** at 6:00PM.

- VIII. Adjournment

There being no further business to come before the Board of Directors Session, the meeting is adjourned at 8:16PM.

Ronda Clark



02/13/24

Secretary Print

Signature

Date