

SUNRISE WITH GRAND CELEBRATION 1.30.2019 :: THANKS TO LINDA WOGSTAD

The Inlet Beach Club Newsletter

Winter 2019

LOTS OF PHOTOS IN THIS ISSUE!

President's Message

Once again, I am writing a combined President's, Treasurer's and Property Manager's message for the newsletter. It has been a fun filled and busy kick-off to the IBC "full occupancy" season since our last newsletter.

From the business side of IBC, I am pleased to report that we ended 2018 in very sound financial shape. Our operating cash on hand was at \$99,173 at year end while our Reserve funding totaled \$181,298. The Operating cash includes the funds that were rolled over into 2018 as a result of the unanimous Owner Vote at the Owner Annual Meeting held on January 13, 2018. It was through the efforts of the full Board and our Property Manager, as well as good fortune with hurricanes and other natural disasters, that we had this successful financial year. I thank them for all their efforts this past year.

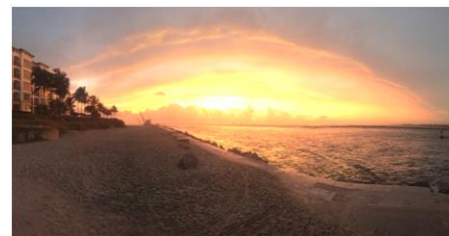
Since our last issue of the Newsletter, the major activities undertaken by the Board on behalf of IBC are the change out of our landscaping contractor and the reworking of the several painted

walkway and stair areas where water pools. After several years of using World Class Landscaping, the contract was re-bid with Magland Properties winning the IBC contract. Hopefully, they will deliver everything that we expect on performing all of our landscaping services. The Landscape Committee will stay on top of this effort and report to the Board on their success. IBC contracted with South Coast Concrete Services for the re-surfacing efforts on our two buildings. There were four areas done in Building 140 and one area resurfaced in the 120 Building. So far, the jury is out on whether this effort will pay off; only time will tell.

As you should all be aware, during 2018, the Board determined that there has been a long-standing error in the calculation of our Owner Assessments. This error has been corrected as of the assessments issued for the first quarter of 2019. The error relates to the distribution of expenses between the two buildings and the distribution of those expenses to the owners. IBC

assessments are now being billed in accordance with our Recorded documents. We had received advice from our outside counsel on how to proceed on this issue and now the issue is behind us. Thank you for your support and understanding through this process. If you have questions, please see one of our Board members for more detail.

On a lighter note, our IBC season has had a successful kickoff. New Year's Eve was celebrated under the stars with a wonderful "Surf 'n Turf" dinner (more on that later) as well as an Owner's Dinner following the Annual Meeting that included live music and a catered dinner provided by PA Grill - with sides and desserts by our owners. Upcoming events include a full slate of March activities.



Panoramic Sunrise in December, 2018

Meet Your Board Members – Joan Bancroft-Grody



Joan is the most recently appointed member of the Inlet Beach Club Board of Directors. Joan is a resident of Inlet Pointe, but is the owner of Unit 116 at the IBC. Joan is a life-long resident of Lenox, MA in the Berkshire Mountains and the summer home of the Boston Pops at Tanglewood.

She has worked for thirty-seven years for an individual life and health insurance company in Pittsfield, MA serving in many different capacities, including President of the company for her last four years at the company. Joan was also employed by Sperry Rand in Austria for three years as a software specialist.

Joan is a graduate of Colorado Woman's College and holds an Executive

Management degree from Wharton. Joan's late husband passed away three years ago.

Joan's motivation for serving on the IBC board is to continue the great community environment that exists at the IBC. Joan believes strongly that a condominium association that works together as a community is the basis for a strong organization. Joan likes running projects; a result of having run Information Technology for over 30 years, and is aware of the challenges facing the IBC in the areas of wiring, concrete repair, security, and updating rules and regulations. Joan and her husband loved to golf and sail as time allowed. Joan's hobbies are music,

reading, and history. Welcome to the IBC, Joan.

And – Bruce McClenathan



Bruce McClenathan is the current Vice President of the Inlet Beach Club Board of Directors. Bruce has previously served as the Board Secretary. Bruce and his wife Susan are owners of Unit 105 and have been part of the family ownership of the property for twenty-one years.

Bruce and Susan are parents of two children and the grandparents of two grandchildren who live in Crozet, Virginia near Charlottesville. Bruce, Susan and Kevin live in Wilmington, DE with an Ocean City, NJ beach house for summer fun.

Bruce is a graduate of Bucknell University (also the Alma Mater of his neighbor, Dick Bruder) with a degree in Mechanical Engineering and an MBA from Widener University. Bruce retired as Vice President of Power Generation in

Wolf Blood Moon Eclipse

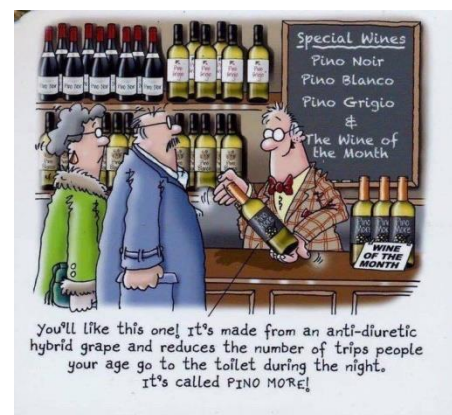
Photo of the Wolf Blood Moon eclipse taken by Doug Wogstad just after midnight on January 21, 2019. Way past the bedtime of most of our owners. Thanks, Doug. Great shot.

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2004 after a thirty-three year career for an electric utility company.

As a Board member, Bruce has an interest at IBC in improving ownership participation in the Condo Association, establishing measurable criteria for services and maintaining a fiscally responsible approach to the operation of the association.

Bruce's hobbies include family, golf, reading, history and travel.

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A Little IBC Humor for our readers:



NEW YEAR'S EVE AT THE INLET BEACH CLUB

This past New Years' Eve was once again celebrated by owners and guests in residence at IBC at the end of 2018. The event was able to be held outdoors in the grill area with wonderful weather.

We had 46 guests for the event including the lobsters below. While they participated, they were not happy about it.



The event was a wonderful kickoff to the 2019 season although only a few hardy souls were able to actually see the turn to the New Year.

Once again, our chief chefs were Floyd Trosper and Harry Kauhane with newcomers Doug Wogstad and David McDaniel on the

Tenderloin grill with a meat thermometer to validate their cooking skills.



Dinner photos of our New Year's Eve crowd.



A few of our party goes at the New Year's Eve dinner.

Annual Owner's Meeting

The meeting was held in the 140 Building garage and was well attended with 32 owners represented either in person or via proxy. This represents a 28% increase from the previous year.

The major piece of business conducted was the vote to roll-over excess funds from 2018 into 2019 to avoid taxes. Other than that business, it was mostly a review of the past year's activities.

This year we also tried something different with the get together following the Annual Owner's Meeting. Rather than the afternoon luncheon, we tried a dinner event with entertainment.

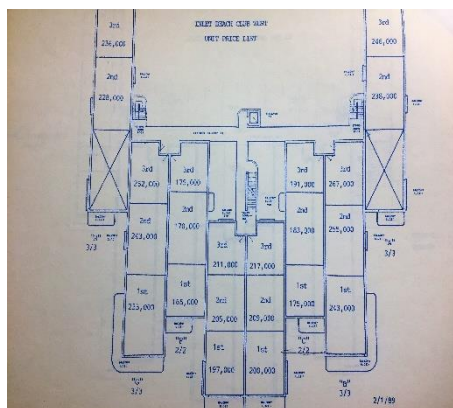
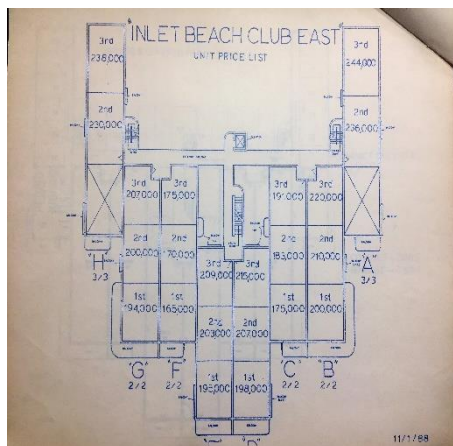
Looks like a garage doesn't it!



Still looks like a garage from this angle!

HISTORICAL TIDBIT

Early in December, Linda and Doug Wogstad arrived at IBC. Linda had brought some interesting historical information from her files at home. It was the original sales information for the units here at IBC. Below are photos of the unit pricing as described in the original sales brochures:



2019 FUN FUND

At the Annual Meeting, several of our owners have volunteered to be members of our IBC Fun Fund Committee. The Committee, chaired by Mary Carlson, includes Doug Wogstad, Bud Henderson, Gary Weleski and Patti Weleski. Early indications are that it looks to be a very successful season for the Fun Fund. The Committee has already identified several activities; some old and some new.

They will be running the standard events like the Super Bowl Party and the NCAA Basketball pool with a few new twists. The Super Bowl "Boxes" event will have additional payout opportunities and the BB Pool will have many different teams as compared to last year (we hope).

In addition, the Committee is running an on-going Queen of Hearts 50/50 to help raise additional entertainment funds. This was kicked off during the Annual Owners' Meeting dinner. It looks to be a lot of fun. During 2019, the Honda Classic pool will be reconstituted. Not sure of the details yet, but it will be good to have this event back.

The prices to the left range from a low of \$165K for a two bedroom to \$267K for the highest 3 bedroom.

SUPER BOWL PARTY

It is with some sadness that your IBC Newsletter Editor must report that the Philadelphia Eagles are no longer Super Bowl Champions. They have been replaced by those New England Patriots who are loved by a few and hated by many. The party was enjoyed by all, especially, the money winners from our pool. Unfortunately for many of our owners, our guests were the big winners. Don, visiting the Weleski's won a grand total of \$260 with Shelby from #102 next high total at \$105. Susan Kingcade won the "Last Person Standing" pool.



UPCOMING EVENTS INCLUDE:

St. Patrick's Day – 3/16/19

End of Year Party – 3/23/19

Boats 'n Breakfast – 4/1/19



It was sad to see our "Century" plant's demise after guarding our gate for so many years. The Landscape Committee has plans to replace this one as well as others with Green Island Ficus.

NEW YEAR'S EVE 12/31/2018



ANNUAL MEETING DINNER 1/19/19



Love a garage party!!



SUPER BOWL 2/3/19



And here is the «bookend» Snow Moon in the night sky of February 19th. Thanks for the good camera work, once again by Doug (Wogstad).



It's hard to get the correct perspective without the usual airplane flying across the moon face.

LANDSCAPING REPORT FOR FEBRUARY

We've now got about two months under our belts with Magland Landscaping Services. So far, so good. They are doing a nice job with the mowing service and have done some of the necessary pruning. Recently, they began the effort to maintain and improve our irrigation system. (Apologies to those who were surprised and inconvenienced by the day-time testing last week.) More work to follow as we've identified at least one dying palm tree along the west side of the 140 garage.

On another note, a landscaping brigade of Kathy Hershberger, Karen and Floyd Trosper and Sue and Bruce McClenathan did yeoman work in planting shrubbery along the north side of the property on Inlet Way and in the 120 Building atrium. This group planted 40 Green Island Ficus, 2 Golden Dwarf Ixora and 8 Prince of Orange Philodendrons. One week in, these new plants seem to be thriving.

It was a hot morning as seen below :



And an additional « thank you » needs to go out to Carolyn Coonce, with help from Sid, for all of the efforts she has put into the 140 Building atrium. She has added several new plants and has worked to ensure that everything is appropriately watered.

COFFEE WITH THE MAYOR

On Thursday February 21, the Mayor of Palm Beach Shores, Myra Koutzen, was on-site at the Inlet Beach Club to meet with the Board members and the owners of the IBC. This meeting was arranged through the efforts of Bud Henderson, Mary Carlson and Joan Bancroft-Grody.

The purpose of the meeting was to improve the relationship between IBC and the town and to get updates on town happenings. It is always good to have a working relationship with the local government.



One final note for all, in case you didn't think our pool got much use, see the photo below. This picture of our crowded pool occurred just after Christmas. It was nice to see the great use (without the proverbial, Marco Polo).



That's all folks !!!

And remember... « In every walk with nature one receives far more than one seeks. »