

# Committee Charters

**Event Planning Committee** - The Committee is advisory and is to identify and plan social activities for the residents of Bel Mare including non-owners and present its recommendations to the Board annually for approval. Following approval, the Committee is to implement the approved events during the year. These activities are intended to provide the opportunity to meet with and enjoy the company of others and to support the idea of community within Bel Mare.

**Design & Aesthetics Committee** - The Committee is advisory to the Board of Directors and includes fact finding, information gathering and making recommendations on how to make our Bel Mare property “shine.”

**Communication/Website Committee** (Ad Hoc) – The Committee is advisory to the Board of Directors and charged with improving the inter-community dialog and communications particularly between the Board of Directors and the Owners & Residents, as well as, among the Owners & Residents.

**Finance Committee** - The Committee is advisory and is to assist the Board with financial oversight by quarterly review of the financial statements and general ledgers to identify issues with the annual budget and identify cost saving opportunities.

**Landscape Committee** - The Committee is advisory and is to assist the Board with maintaining a high standard for the appearance of our grounds. This includes regular survey of the grounds to evaluate the effectiveness of our landscape contractor and making specific recommendations for adding and/or upgrading our existing landscaping to improve Bel Mare’s appearance.

**Maintenance Committee** - The Committee shall be advisory, and it is to advise the Board of actions it deems necessary to assure proper maintenance is accomplished. Specific objectives include: 1) Conduct annual survey of facilities, grounds, balconies and equipment to identify items needing attention. Recommend priority and submit to the Board President for his use. 2) Oversight of building structural certification. 3) Review of Maintenance Management system used. 4) Issue friendly reminders to Owners. Such as “Treating AC condensate with algacide prevents flooding” and “Clean dryer vent to improve energy efficiency and prevent fires,” etc. 5) Identify cost saving alternatives and make recommendations to the Board.

**Security, Policies & Conduct Committee** - The Committee is advisory and recommends to the Board changes to our Association Rules and Security Policies. The objective is not to make more rules & policies, but to make sure our documents address the real time situations and are well communicated among Owners, Tenants and Guests.

**Fining Committee** - This Committee is the appeal mechanism for Owners that have been fined or have rights suspended by the Board of Directors. Our committee members are Unit Owners who are neither Board Members nor relatives of Board Members. Unit Owners may request a hearing before our committee and if the committee does not agree that the Board correctly applied the Association’s Documents, the fine or suspension may not be imposed. As such, our committee only meets on an “as requested” basis.