

Presidents Letter March:

Hello Owners

As many of you may have noticed it is starting to warm up and spring is here! Ocean City is starting to wake up from its winter slumber. Lots to do as spring is sprung.

Friday April 3rd through the 5th the Art League will sponsor an Anime Youth Art show on 94th St.

The Art League will also host its first Friday Art Exhibit Opening Reception from 5-7pm.

OC Easter bunny egg hunt Northside park 125st at 11am.

Springfest April 23-26th at the inlet offering crafts, food, music and fun for the whole family.

Annual owners meeting for 9400 at 9am in the Chesapeake room on April 25th

Owners social afternoon of the 25th time to be announced

The Board met on March 21,2026:

The minutes from the February meeting, Executive meeting and Zoom meeting were all approved.

The treasurer report was also approved. Our treasurer reported that she is currently assessing the budget needs for the coming year as we continue to review the recent Capital Reserve study. We hope to have the final report in the next two weeks.

Ken reported that we currently have one new leak report and he and the staff will further assess the source and damage.

Procoat is working hard to get work on the 2-stack done before the start of the season.

Ken also reported that the recent storm destroyed the pool cover and caused damage to the flag pole, our pool company will help to find a heavy-duty cover.

Ken is working hard to get the final draft of the Reserve study to present to the board and owners.

The 9400 staff are working diligently to get everything ready for the upcoming season and the warmer weather so owners can enjoy their building.

Jamie is currently working to find staff for the pool deck for the upcoming summer season.

The building continues to be festive for all the holidays and we look forward to the upcoming social after the annual owners meeting which is being hosted by Coastal Resorts.

Mr. Vargish reported security for the building will start on weekends the weekend of the annual meeting. We will again be starting parking at this time so please park in your assigned space if

you need additional space please see Jamie in the office. We are asking owners to make a donation if they are utilizing an additional space.

Ms. Bishop presented the proposed bylaw changes which adhere to current Maryland condo law. You will be asked to cast your vote to approve these changes on the electronic ballot prior to the annual meeting.

There are currently 5 properties on the market and prices remain stable and range from \$429,000 and up!

We continue to ask that if you are renting your unit consider utilizing Coastal Resorts as a partner in the building. We are expecting a busy summer season as flight prices continue to increase and renters are staying closer to home.

We will have 3 positions available on the upcoming ballot and 3 bio submissions. We continue to look for owners to use their talents to enhance the 9400. If you have questions please reach out to any board member. The upcoming election as well as proposed bylaw changes will be available on the electronic voting platform. It will open 2 weeks prior to the annual meeting and close midnight on 4/22. If you have not submitted your proxy please do so ASAP so we can ensure a quorum for the annual meeting so that business can be completed.

Mr. Halliday reported that Xfinity is currently working on running new cable in the building to owners who opted in. They are currently working to finish floors 12 and up with a finish date prior to the annual meeting.

Ms. Palini reported that we have no current insurance issues.

The next Board meeting will be held on April 24th in the Chesapeake room and via Zoom tentatively at 5pm.

Annual owners meeting to be held on April 25th at 9am in the Chesapeake room or via Zoom.