

Prince George's County Commission of Common Ownership Communities (CCOC) Open Board
Meeting October 24, 2024 - MEETING MINUTES

Commissioners Roll Call

In Attendance:

Commissioners:

Marvin Holmes

Linda Hunt

Nicole Williams

Robert Nicholson

Karen Straughn

Danielle Grey

Rachelle Spencer

Patricia Fletcher

Chrisel Edwards-Green

Karen Straughn – Office of the Attorney General

Casey Wiggins – Office of the Law

Excused Absence

LaShauna Tillmon

Staffers

MaShawn Hall

Vinze Laurden

Call to Order:

The meeting was called to order at 3:07pm by Commissioner Williams

Establishment of Quorum

A quorum was established, and majority of the Commissioners were in attendance.

Approval of Agenda:

The agenda was reviewed and approved as presented.

Motion: To approve the agenda as presented.

Moved by: Grey

Seconded by: Hunt

Motion Passed: Unanimously

Approval of Minutes:

Commissioner Fletcher motioned to approve the September 2024 meeting minutes, as written. The motion was seconded by Commissioner Hunt. All in favor.

Greetings from Staff:

Greetings from the Office of Community Relations

MaShawn Hall completed the introduction. Ms. Hall discussed the following:

- A reminder was issued about the December 31, 2024 deadline for HOAs, condominiums, and cooperatives to submit required information under the Transparency Act.
- Due to the holidays, the November meeting will be held on November 20, 2024, and the December meeting will take place on December 18, 2024.

Guest Speaker Presentation:

Speaker: Mr. Chase Hudson, Senior Risk Advisor with Sahoura Insurance Brokerage Company

Topic: Rising Costs of Insurance and Essential Coverage for Common Ownership Communities

Mr. Hudson delivered an insightful presentation on the current challenges in the insurance market and essential coverage for Common Ownership Communities. Key points included:

- The 2023 market shift resulted in a “hard market” with decreased carrier availability and fewer options for coverage.
- Increased claims payouts have led to higher costs for coverage and deductibles.
- Communities can reduce costs by upgrading electrical systems and replacing roofs.

Essential Coverage for Common Ownership Communities:

- General Liability
- Property Insurance
- Directors and Officers Insurance
- Crime Insurance
- Workers' Compensation
- Cyber Liability Insurance

For more detailed information, attendees were directed to the attached PowerPoint presentation.

Next Meetings:

- November 20, 2024
- December 18, 2024

Attachments:

- PowerPoint Presentation from Mr. Chase Hudson

Open Forum

An open forum was conducted for Q&A with homeowners and residents online.

Adjournment

The meeting was adjourned at 4:15pm by Commissioner Williams

DocuSigned by:
LaShauna Tillmon
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3/6/2025

Commissioner LaShauna Tillmon

Date