

**AUDUBON TRACE CONDOMINIUM ASSOCIATION, INC.  
MINUTES OF THE BOARD OF DIRECTORS**

Wednesday, July 1, 2015

First Meeting of Fiscal Year 2015-16

Board members present:

Sawese Bugbee  
Jason Calmes  
Al Lafaye  
Teva Ostarly  
Stephanie Prunty  
Lenny Simmons  
Pat Traina

**1. Call to Order**

Teva Ostarly called the Board meeting to order at 6:03 pm.

**2. Election to Fill Vacant Board Position**

Pat Traina moved, Lenny Simmons seconded the motion for Sawese Bugbee to fill the vacant Board position. Motion passed unanimously.

**3. Election of Officers**

President: Stephanie Prunty  
Vice President: Al Lafaye  
Secretary: Jason Calmes  
Treasurer: Teva Ostarly

#### **4. Setting Terms for New Board Members**

Sawese Bugbee – 1 year term  
Jason Calmes – 2 year term  
Al Lafaye – 2 year term, 1 year remaining  
Teva Ostarly – 2 year term  
Stephanie Prunty – 2 year term  
Lenny Simmons – 2 year term, 1 year remaining  
Pat Traina – 2 year term, 1 year remaining

#### **5. Establishment of 2015-2016 Standing Committees, Appointment of Chairs and Vice Chairs**

##### Permits

- Al Lafaye, Chair
- Sawese Bugbee, Vice Chair

##### Social / Social Committee

- Lenny Simmons, Chair
- Pat Traina, Vice Chair

#### **6. Appointment of Board's Legal Liaison, Financial Liason**

Financial Liason – Teva Ostarly

Legal Liason – Pat Traina

#### **7. Executive Session**

At 6:43, Lenny Simmons moved, Pat Traina seconded, the motion to move into executive session. Motion passed unanimously.

At 7:48, Lenny Simmons moved, Teva Ostarly seconded, the motion to move out of executive session. Motion passed unanimously.

## 8. Legal Counsel

Lenny Simmons moved, Pat Traina seconded, the move to continue with current legal counsel, Mark Landry. Motion passed unanimously.

Teval Ostarly moved, Lenny Simmons seconded, the move to adopt special legal counsel, Lenny Levinson. Motion passed unanimously.

## 9. Fines

Al Lafaye moved, Teva Ostarly seconded the the last year's fines remain in place unchanged. Motion passed unanimously.

- Rules Violation: \$25 minimum, determined by the Board based on severity of offense.
- Late Payment of Condo Fees (due the first of each month, late being after the 15<sup>th</sup> of the month): \$25 per occurrence.

## 10. Scheduling of Regular Board Meetings

- Fourth Wednesday of each month

## 11. New Business

None.

## 12. Adjournment

Teva Ostarly moved, Lenny Simmons seconded to adjourn the meeting, motion passed unanimously.

Meeting adjourned at 8:25 PM.

The next Board meeting will be held on Wednesday, July 22<sup>nd</sup>.

Submitted for publication on the 1<sup>st</sup> day of July 2015.