

AUDUBON TRACE CONDOMINIUM ASSOCIATION, INC.

MINUTES OF THE BOARD OF DIRECTORS

Wednesday, January 25, 2017

Fifth Meeting of Fiscal Year 2016-17

Meeting Information

Board Members	Present	Absent	Proxy
Sawese Bugbee	√		
Jason Calmes (Secretary)	√		
Al Lafaye (Vice President)	√		
Teva Ostarly	√		
Stephanie Prunty (President)	√		
Lenny Simmons	√		
Pat Traina	√		
<i>Total</i>	7	0	
<i>Minimum for Quorum</i>	4		

Others Present

Tim Munch, Property Manager
Jeff Adams, Staff

Meeting Information

Unit 2704
Wednesday, January 25, 2017, 6:30 p.m.

Non-Standard Items

None

Next Meeting

Wednesday, March 22, 2017, 6:30 p.m., Unit 2704

Call to Order

Stephanie Prunty called the Board Meeting to order at 6:36 p.m.

Property Manager Report

- Discussion of POD violation over the holidays.
 - Fine was issued to the owner
 - Without prior approval, current fine structure is:
 - \$1,000 minimum initial fine, plus
 - \$100 minimum per day for first 7 days
 - \$250 minimum per day for next 7 days
 - \$500 minimum per day for next 7 days
 - \$1,000 minimum per day for next 7 days
 - Minimum per day increases by \$1000 minimum per week
- Tree, stump removal completed
 - Street work next
- Leak fixed
- Dumpster gate repaired

Committee Reports

- Finance: Financial Statements (7/16-12/16) presented. Approved.
- Social: Christmas Social was well-attended and well-received.
- Permits: No requests.

Executive Session

At 7:15, the Board entered Executive Session to discuss legal matters.

At 7:24, the Board exited Executive Session.

Old Business

None

New Business

None.

Adjournment

Meeting adjourned at 7:41 p.m.

Minutes Tracking

Meeting	Date	Submitted	Approved	Notes
1	06/29/16	07/25/16	07/27/16	
2	08/24/16	08/28/16	08/29/16	
3	10/26/16	11/16/16	11/22/16	
4	11/22/16	01/25/17	01/26/17	
5	01/25/17	01/25/17	01/26/17	