

**QUINCY PARK CONDOMINIUM ASSOCIATION
BOARD OF DIRECTORS MEETING
November 17, 2009**

A meeting of the Board of Directors of Quincy Park Condominium Association was held on Tuesday, November 17, 2009 at the Quincy Park Office at 1592 Quaker, Prospect Heights, Illinois, pursuant to the by-laws.

Board Members Present: Mr. Brad Baumgartner
Ms. Carrie Dawson
Ms. Kathleen Donahue
Ms. Valerie Mlejnek
Mr. George Nixon
Mr. Jerry Nylander
Ms. Mary O'Connor
Ms. Tami Trudell

Board Member Absent: Ms. Lori Gosstrom

Also Present: Ms. Darlene Ahlstedt, Property Manager

CALL TO ORDER

The meeting was called to order by Tami Trudell at 7:16 p.m. Roll call was taken and a quorum was present.

HOMEOWNER FORUM

A homeowner's forum was held with homeowner present.

OFFICER'S REPORTS

Secretary's Report

Minutes

The reading of the minutes from the October 20, 2009 meeting was dispensed with.

Upon motion made by Valerie Mlejnek, seconded by George Nixon and unanimously carried, it was

RESOLVED to accept the minutes from the October 20, 2009 meeting as presented.

TREASURER'S REPORT

Financials – current financial reports were reviewed.

Upon motion made by Jerry Nylander, seconded by Carrie Dawson and unanimously carried, it was

RESOLVED to accept the unaudited October 2009 financial reports, disbursements and bank statements as presented.

COMMITTEE REPORTS

Grievance – the November grievance report was reviewed.

Upon motion made by Jerry Nylander, seconded by George Nixon and unanimously carried, it was

RESOLVED to accept the November 2009 Grievance report as amended.

Maintenance – the work order report and maintenance log were reviewed.

MANAGEMENT REPORT

The management report as presented was reviewed.

American Charter Bank – American Charter Bank has agreed to work with CondoCPA to accept assessment payments through the lockbox and in person.

Upon motion made by Brad Baumgartner, seconded by Valerie Mlejnek and unanimously carried, it was

RESOLVED to approve American Charter Bank for the new operating and money market accounts.

Answering Service – information on SmartReceptionist for the new Answering Service was reviewed.

Upon motion made by George Nixon, seconded by Brad Baumgartner and unanimously carried, it was

RESOLVED to approve SmartReceptionist for the Answering Service.

Insurance – Management reviewed the options for health and disability insurance for the employees.

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Upon motion made by Brad Baumgartner, seconded by George Nixon and unanimously carried, it was

RESOLVED to waive the \$50 littering fine.

ADJOURNMENT

With no further business to discuss the open meeting was adjourned.

Upon motion made by Jerry Nylander seconded by Mary O'Connor and unanimously carried, it was

RESOLVED to adjourn the open meeting at 9:00 p.m.

Respectfully submitted,

Robin Pelsis
Recording Secretary
Desktop Express, Inc.

Board Secretary

Date