

**QUINCY PARK CONDOMINIUM ASSOCIATION  
BOARD OF DIRECTORS MEETING  
MARCH 16, 2010**

A meeting of the Board of Directors of Quincy Park Condominium Association was held on Tuesday, March 16, 2010 pursuant to the by-laws.

**Board Members Present:** Ms. Adeline Ambrosio  
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

**Also Present:** Ms. Darlene Ahlstadt, Property Manager  
Ms. Robin Pelsis, Recording Secretary

**CALL TO ORDER**

The meeting was called to order at 7:18 p.m. Roll call was taken and is noted above.

**OFFICER REPORTS**

**Secretary's Report**

**Minutes**

A reading of the minutes from the February 16, 2010 meeting was dispensed with.

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

**RESOLVED** to approve the minutes from the February 16, 2010 meeting as presented.

**TREASURER'S REPORT**

The current financial reports were reviewed.

Upon motion made by Valerie Mlejnek, seconded by Jerry Nylander and unanimously carried, it was

**RESOLVED** to approve the January and February 2010 financial statements as presented.

### **COMMITTEE REPORTS**

Grievance – the March 2010 Grievance report was reviewed.

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

**RESOLVED** to accept the March 2010 Grievance report as presented.

Ad Hoc Water Committee – discussion ensued on the formation of an Ad Hoc Water Committee to address water costs. Tabled pending additional investigation.

Maintenance Log – the maintenance log was reviewed.

### **MANAGEMENT REPORT**

The Management report as presented was reviewed.

Quality Restorations – the proposal for 2010 structural supports in the garages was reviewed.

Upon motion made by George Nixon, seconded by Mary O'Connor and unanimously carried, it was

**RESOLVED** to approve the Quality Restorations proposal for the 2010 garage structural supports at a cost of \$53,400.

Inaugural Community Breakfast - an invite to attend the Inaugural Community Breakfast was reviewed and discussed.

Upon motion made by George Nixon, seconded by Mary O'Connor and unanimously carried, it was

**RESOLVED** to approve the Association paying for any Board member who would like to attend. Cost per ticket is \$15.

FHA Approval – options of applying for blanket FHA approval were discussed. Additional information will be researched.

**EXECUTIVE SESSION**

The open session was recessed at 8:47 p.m. to enter an Executive Session.

The open session was reconvened at 9:12 p.m.

**ADJOURNMENT**

With no further business to discuss the meeting was adjourned.

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

**RESOLVED** to adjourn the meeting at 9:12 p.m.

Respectfully submitted,



Recording Secretary  
Desktop Express, Inc.

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Board Secretary

Date