

**APPROVED**

**PARKSIDE OF ONE BAYSHORE CONDOMINIUM ASSOCIATION, INC.  
MONTHLY BOARD OF DIRECTORS MEETING**

**May 17, 2011 MINUTES**

BOARD MEMBERS PRESENT

Lori Watson            President  
Elizabeth Clifford    Director  
Veronica Bazarte     Secretary  
Marlene Gregory      Treasurer

BOARD MEMBERS ABSENT

Jason Barrett        Vice President

MANAGEMENT PRESENT

Susan Thomas, AMS

- I) CALL TO ORDER – L. Watson called the meeting to order at 6:32 pm.
- II) ROLL CALL – All board members present except for Jason Barrett. The Community Association Manager, Susan Thomas, was present also.
- III) APPROVAL OF BOARD MEETING MINUTES – April 19, 2011 Monthly Board Meeting Minutes

Motion made by V. Bazarte to approve the April 19, 2011 monthly board meeting minutes. The motion was seconded by M. Gregory. A vote was taken, and the motion passed 4-0.

- IV) DELINQUENCY UPDATE-  
Lori Watson updated the members on the current delinquent status. As of April 18, 2011 the delinquent assessment balance was \$220,201.54. All 5 accounts are on attorney status.
- V) Management Company – The Principals of Greenacre Properties, Inc. (Ryan Greenacre, Maryann Luallen, and Cindy White) were present at the meeting to discuss the management contract and to answer any and all questions the Board wished to discuss.
- VI) DIRECTORS & COMMITTEE REPORTS – There were no committee reports given.
- VII) MANAGERS REPORT – The management report was submitted by Susan Thomas.

VIII) NEW BUSINESS

A) Approval of two Resolutions regarding Association Records

Motion made by V. Bazarte to approve the Resolution for the Destruction of Official Records and the Resolution for the Inspection of Official Records of the Association. The motion was seconded by M. Gregory. A vote was taken, and the motion passed 4-0.

IX) OLD BUSINESS

Manager provided an update on the List of Maintenance Concerns including bollard replacement, the elevation survey provided by KWA and the repairs to the West Tower Trash Chute.

X) ADJOURNMENT

Motion made by M. Gregory to adjourn at 7:56 pm. The motion was seconded by V. Bazarte. The motion passed unanimously.

These minutes respectfully submitted,

Susan Thomas, AMS

Community Association Manager