

Punta Rassa Condominium Association
Minutes of Board Meeting
December 24, 2008

1. **Call to Order:** Jim Baldwin called the meeting to order at 9:00AM.
2. **Roll Call to Determine Quorum:** Jim Baldwin, Jerry Dehm, Jim Simantel and Elliot Williams via speakerphone were present. Jim Walker, Property Manager was also present.
3. **Proof of Posting:** The Agenda was posted on December 22, 2008 with an Affidavit on file.
4. **Approval of management agreement for release of audit.** A motion was made by Elliot Williams to accept the agreement for the release of audit. Second by Jim Simantel. All in favor, the motion passed unanimously.
5. **Discussion of auditor's bill for 2007 audit.** Jerry Dehm made a motion to counter-offer with a proposal of \$15,000.00 to Stroemer, with the understanding the board will consider mediation if he fails to compromise. Second by Jim Simantel. All in favor, the motion passed unanimously.
6. **Award Contract for replacement of two pumps in Building 4.** Jerry Dehm made a motion that the Board award the Contract to Avis Plumbing at a cost of \$8,179.00. Second by Jim Baldwin. All in favor, the motion passed unanimously.
7. **Adjournment.** Jerry Dehm made a motion to adjourn the meeting at 10:30AM. Second by Jim Simantel. All in favor, the motion passed unanimously.

Respectively Submitted,

Eve Heffernan
Secretary