

**Punta Rassa Condominium Association
Minutes of Special Board Meeting
November 20, 2009**

Call to Order: Jerry Dehm called the meeting to order at 10:00AM

Roll Call of the Director: Present were Jerry Dehm, Jim Simantel, Elliot Williams, Eve Heffernan. Chuck Cutter was present via speakerphone. Absent. Marilyn Hansen and Charlie Deason. A quorum was established. Also present, James J. Walker Property Manager and Bill Camp of LCM Engineering.

Proof of Posting: The Agenda was posted on November 17, 2009 with an Affidavit on file.

Interview with the Three Lowest Bidders for Roof on Building three.

Advanced Roofing and Sheet Metal	\$111,335.00	Mike Ogrodzinski Service Manager Eric McNichol Estimator
Camp-Rigby	\$98,213.00	Dave Vansant
Sutter Roofing	\$123,500.00	Dave Kniffin Sales & Estimating Rep.

Each of the above companies had approximately 20 minutes to give an overview of their companies, and how the work will be done that they planned to do on Roof 3. Jim Walker asked a series of questions of each company i.e. have you ever been sued or defaulted on a contract?, How long is the bid good for?, Start Time, How many days to complete? Etc.

After each company made its presentation, Chuck Cutter made a motion to go with Camp Rigby. Second was made by Elliot Williams. All in favor, the motion passed unanimously. Chuck Cutter then made a second motion, to have roof check done by Camp-Rigby for approximately 3 years after the completion of the roof. A second was made by Elliot Williams. All in favor, motion passed unanimously.

Adjournment Jim Simantel made a motion to adjourn at 12:00 noon. Second by Eve Heffernan. All in favor, motion passed unanimously.

Respectfully submitted,

Eve Heffernan
Secretary