

Aspetuck Condominium Association, Inc.
Annual Meeting
January 19, 2016

MINUTES

Present: Board Members Jim Tupko, President, Wayne Winsley, Vice-President, Janet Webster and Jane Gregory who participated by telephone. Unit owners Jay Lewin, Laura and Tim Halloran and Terri Montaroli from Scalzo.

Call to Order

Mr. Tupko called the Meeting to order at 7:00 p.m.

Proof of Notice of Meeting

Mr. Tupko said that the Meeting notice was e-mailed, posted in the community room, the laundry room, on the webpage and in a mailing to all unit owners.

Approval of Minutes: November, 2015

Mr. Tupko made a Motion to approve the Minutes of the November, 2015, Meeting. The Motion was seconded by Mr. Winsley. There was no discussion. The Motion passed unanimously.

Reports of Officers

There were no reports.

Mr. Tupko made a Motion to suspend the Rules to add to the Agenda a discussion about insurance. Ms. Webster seconded the Motion. There was no discussion. The Motion passed unanimously.

Mr. Tupko said that the Association's policy terminates on January 31, 2016, and that a quote for the new policy reflects an increase for the next year of \$3,274.00. He said that there are no changes in the insurance package other than the amount of the premium.

Mr. Tupko made a Motion to approve the 2016 insurance policy. Ms. Webster seconded the Motion. There was no discussion. The Motion passed unanimously.

Reports of Committees.

There were no reports.

Unfinished Business

There was no unfinished business.

New Business

Mr. Tupko said that the side lights on all single bedroom garden apartment buildings need to be replaced and that the distributor, Brosco, agreed to supply the side lights at no cost to the Association but that an installer will need to be hired to replace them.

Election of Inspector of Elections

Mr. Lewin made a Motion to appoint Ms. Montaroli as the Inspector of Elections. The Motion was seconded by Ms. Webster. There was no discussion. The Motion passed unanimously.

Election of Directors

Mr. Lewin nominated Wayne Winsley to continue to be a Director. The Motion was seconded by Ms. Webster. There was no discussion. The Motion passed unanimously.

Ms. Webster said that she will be unable to serve again as a Director.

Mr. Lewin nominated Beth Nelson to continue to be a Director. The Motion was seconded by Mr. Tupko. There was no discussion. The Motion passed unanimously.

The 2016-2017 Budget

Mr. Lewin made a Motion to approve the Budget as presented. The Motion was not seconded.

Ms. Halloran asked why there were two maintenance lines in the proposed Budget. Mr. Tupko explained that the Board decided to separate building maintenance from painting. Mr. Lewin asked for the future that Ms. Gregory place asterisks next to both of the maintenance items followed by explanations.

Mr. Lewin made a Motion to approve the Budget for 2016-2017, as presented. The Motion was seconded by Wayne Winsley. There was no discussion. The Motion passed unanimously.

Ms. Webster asked Mr. Tupko to research electrical supplier rates because there are companies with competitive rates.

Mr. Lewin made a Motion to adjourn. Mr. Tupko seconded the Motion. The Motion passed unanimously.