

HILLSBORO COVE CONDOMINIUM ASSOCIATION

BOARD OF DIRECTORS' MEETING

MARCH 24, 2015

President Buscemi opened the meeting at 10 am in the Clubhouse. After verifying that the meeting had been posted 48 hours in advance, the roll was called. All Directors were present: Lou Buscemi, Frank Kramer, Glenn Baker, John Evans, Nick Marchione and Mary Ellen Palenchar. The Board still lacked a Secretary. President Buscemi called for a motion to dispense with reading the minutes of March 18, 2015. The minutes are available on our website. John Evans made the motion, Glenn Baker seconded and the vote carried unanimously.

Lou then explained that there would be no reports at this meeting because the Board had to discuss and vote on the reorganization of the new Board of Directors. Also, there was an important vote to be sent out on the parking provision of the revised Declaration of Condominium which includes provisions for some pick-up truck parking.

The vote on the reorganization of the new Board was taken. It was an "open" vote and the results were as follows: President: John Evans, Vice President: Frank Kramer, Treasurer: Nick Marchione, Assistant Treasurer: Glenn Baker, Secretary: Louis Buscemi, Assistant Secretary: Mary Ellen Palenchar.

Lou then turned over the rest of the meeting to the new President, John Evans.

The vote to send out the parking provision of the revised Declaration of Condominium Parking Amendment to all unit owners was next on the agenda. Before voting, there was a Q&A on this topic. Based on the many questions asked by residents and Board members, it was evident that the amendment was not clear enough. Suggestions were made by the unit owners and Board members to change some of the wording. Consequently, Mary Ellen moved to send the amendment back to the Documents Committee for clarification. The motion carried unanimously.

Following this, Mary Ellen requested to read something to the Board – her resignation from the Board of Directors effective immediately.

At 11:15, John asked for a motion to adjourn the meeting. Lou so proposed and it was seconded by Nick Marchione.

Louis Buscemi,

Secretary

