

MIDDLEBROOK PINES CONDOMINIUM ASSOCIATION, INC.
5255 CYPRESS COURT
ORLANDO, FLORIDA 32811
BOARD OF DIRECTORS' MEETING MINUTES

February 20, 2018

The meeting was called to order at 7:03 PM.

Directors present were Tony Alivento, Ruby Bussinger, Larry Palmisciano, Joyce Steinhardt, and Marlene Ward. Ricardo Torres was not able to attend because of other commitments. Mr. Keith Kiebzak was present to represent KL Management Group, Inc.

INTRODUCTION OF VISITORS – Renee Alivento was present at the start of the meeting.

A. George Tibedo/GeoWorld Engineering – The teleconference with Mr. Tibedo was postponed pending revisions to the contract with ACI Century, Inc.

PRESIDENT'S REMARKS – There were no comments from the President.

MINUTES - A motion was made by Mrs. Steinhardt and seconded by Mr. Palmisciano to accept the minutes of the January 19, 2018, Board of Directors Meeting and the February 2, 2018, Board of Directors Meeting. Mrs. Bussinger, Mr. Palmisciano, Mrs. Steinhardt, and Mrs. Ward voted yea, and Mr. Alivento abstained because he did not attend either meeting. The motion passed.

FINANCIAL REPORT - Mr. Kiebzak reviewed the January, 2018, financial statement and a separate report that projected an operating surplus as of January 31, 2018.

MANAGER'S REPORT (Any enumeration of items below match the Manager's Report) – Mr. Kiebzak reviewed the Manager's Report dated February 20, 2018.

OLD BUSINESS

A. Proposed Architectural Guideline-Security Camera – A motion was made by Mr. Palmisciano and seconded by Mrs. Steinhardt to table a discussion of the guideline until the next duly called meeting. The motion was unanimously approved.

B. Shingle Replacement Contract/Loan - This topic was discussed during the session of the Introduction of Visitors.

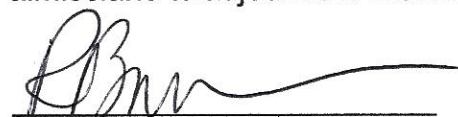
NEW BUSINESS

A. Paint Buildings 39 thru 52 – This topic was discussed during the session of the Manager's Report.

A motion was made by Mr. Steinhardt and seconded by Mr. Palmisciano to adjourn the meeting at 8:30 PM. The motion was unanimously approved.

Respectfully submitted for the Secretary,


Keith R. Kiebzak, CAM
KL Management Group, Inc



Signature
Ruby Bussinger / President
Print Name and Title
Date: 3/20/18