

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

September 19, 2017

The meeting was called to order at 7:06 PM.

Directors present were Tony Alivento, Ruby Bussinger, Ricardo Torres, Joyce Steinhardt, and Marlene Ward. Larry Palmisciano's absence was due to his work schedule. Mr. Keith Kiebzak was present to represent KL Management Group, Inc.

INTRODUCTION OF VISITORS – Gloria Grehl was present at the start of this meeting.

A. Unit 635 – Request to waive late charge – A motion was made by Mr. Alivento and seconded by Mr. Torres to keep the late charges intact. The motion was unanimously approved.

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

MINUTES - A motion was made by Mr. Alivento and seconded by Mrs. Steinhardt to accept the minutes of the August 15, 2017, Board of Director's Meeting. The motion was unanimously approved.

FINANCIAL REPORT - Mr. Kiebzak reviewed the August, 2017, financial statement and a separate report that projected an operating deficit as of August 31, 2017.

MANAGER'S REPORT (Any enumeration of items below match the Manager's Report) – Mr. Kiebzak reviewed the Manager's Report dated September 19, 2017.

OLD BUSINESS

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


NEW BUSINESS

A. Elm Court/Landscape Enhancement – A motion was made by Mr. Alivento and seconded by Mrs. Ward to approve the proposal from RLC Landscaping which outlines the plants to be installed on Elm Court at a cost of \$1,386.00. The motion was unanimously approved.

A motion was made by Mr. Alivento and seconded by Mr. Torres to adjourn the meeting at 8:36 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: 10/17/17