

# Park Tower CONDOMINIUM ASSOCIATION

5415 N. SHERIDAN ROAD • CHICAGO, IL 60640 • (773) 769 3250 • FAX (773) 769 0047

## Board of Directors Meeting Monday March 9, 2015 Minutes

### In Attendance

George Pauley, President; Michael Parrie, 1<sup>st</sup> Vice President; Tom Wartowski, 2<sup>nd</sup> Vice President; Betty Terry-Lundy, Secretary; David Nicosia, Treasurer; Dave Barnhart, Property Supervisor; Timothy Patricio, Property Manager; Amir Cobalovic, Assistant Manager

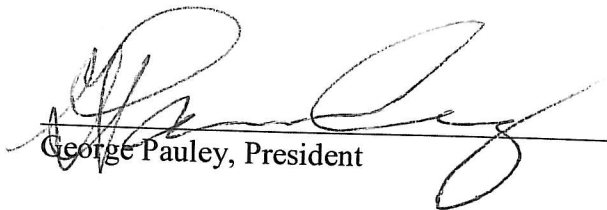
### Call to Order: (7:52PM)

### Roll Call

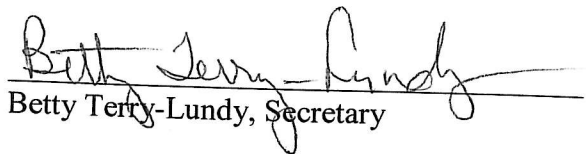
Five Board Members were present constituting a Quorum.

Topic/Agenda Item	Result/Action Item
1. Motions from Closed Session	<p>Upon motion by Michael Parrie, seconded by George Pauley, the Board voted unanimously to approve a resolution not to settle a small claims suit brought by a Unit Owner and to continue defending it.</p> <p>Upon motion by Michael Parrie, seconded by George Pauley, the Board voted unanimously to approve a resolution to deny a request made by a Unit Owner in a letter dated March 7<sup>th</sup>, to waive a new occupant fee.</p>
2. Minutes February 23, 2015	<p>Upon motion by Betty Terry-Lundy, seconded by Tom Wartowski, the Board voted unanimously to approve the minutes of the February 23, 2015 Board of Directors meeting as submitted by Property Manager Tim Patricio.</p>
3. Management Contract Extension	<p>Upon motion by Michael Parrie, seconded by Dave Nicosia, the Board unanimously approved a resolution to extend the Management Contract for a term of 72 months at a monthly rate of \$9,550 for the Association and \$1,800 for the garage, effective March 1, 2016.</p>
4. Unit Owner Request for Social Event	<p>Upon motion by Dave Nicosia, seconded by Betty Terry-Lundy, the Board voted unanimously to approve use of the exterior roof garden deck area on Sunday April 5<sup>th</sup>, for a Unit Owner sponsored social event, as proposed in a written request of March 2<sup>nd</sup> by Unit Owner Laura Cossa.</p>
5. Construction Requests	<p>Upon motion by Michael Parrie and seconded by David Nicosia, the Board voted 4 in favor with 1 abstention to approve the flooring replacement plans for Unit 2907, as submitted by the Unit Owner, accepted by the building engineer and in accordance with the PTCA Construction and Remodeling Policies and Procedures. George Pauley, Michael Parrie, Dave Nicosia and Tom Wartowski voted in favor; Betty Terry-Lundy abstained.</p>

Topic/Agenda Item	Result/Action Item
	Upon motion by Michael Parrie, seconded by David Nicosia, the Board voted unanimously to approve the remodeling plans of Unit 2905 as submitted by the Unit Owner, accepted by the building engineer and in accordance with the PTCA Construction and Remodeling Policies and Procedures.
Adjournment	Upon motion by Michael Parrie, seconded by Dave Nicosia, the Board voted unanimously to adjourn the March 9, 2015 Board Meeting at 8:28PM.

  
 George Pauley, President

4-13-15  
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 Date

  
 Betty Terry-Lundy, Secretary

4-13-15  
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 Date