

DRAFT

Waterbury Inn Owners Association Meeting

Annual Meeting Minutes

March 12,2016

Call to Order

- The meeting was called to order at 9:03AM by Dan Zimmerman, Board President.
- The quorum was confirmed for the meeting which included 12 proxies.
- Board of Directors, Dan Zimmerman, Rose Masticola, Chuck Frain, Bill Niemiec, and Roger Dumke were all present.
- Owners Representatives Mike Gadsby and Curt Albers were present.

Owners Present:

Group Sales/Executive of Housekeeping Stephanie Jones was present. General Manager Traci Vartanian and Assistant Manager Wally Vartanian were excused from the meeting.

Approval of Minutes

- The minutes from the March 14th, 2015 Owner's Meeting were reviewed. A motion was made to approve the minutes by Mr. Gadsby. Seconded by Mr. Albers. The minutes were approved unanimously.
- The minutes from the January 16, 2016 Board of Directors meeting were reviewed. A motion to approve was made by Mrs. Masticola and was seconded by Mr. Dumke. The minutes were approved unanimously.

Approval of Agenda

- The meeting agenda was approved unanimously.
- No communications were submitted for discussion.

State of the Waterbury

Rose presented the Operations and Manager's Report (Attached).

- The survey about becoming pet friendly was discussed. It was determined that we will not making any changes to the policy without the vote and consent of owner's. The topic was tabled.

-The new furniture has been delivered and set up in all rooms. The couches, chairs, and floor lamps have been installed in the rooms. We are still waiting on the table lamps which will also function when power outages occur at the Waterbury.

-We will be getting new blinds in the front room of all units. The valences have been removed and this will allow for a more updated and uniform look. The blinds will be a faux wood and the pricing for units is attached. Traci and Rose negotiated the pricing with Home Depot and secured a 25% discount. The pricing is attached.

-Dan Zimmerman reviewed sales and the financial report with owners.

Questions and Concerns

-None

Old Business

-None

Nominations and Elections for Board

-Roger, Bill, and Chuck were on the ballot for Board positions.

-Dan Zimmerman asked if there was any other interest in running for the Board and Dean Brandner said that he would be interested.

D'Ann Jailison Nominated Mr Brandner.

-A vote by secret ballot was taken and the Chuck Frain, Bill Niemiec, and Dean Brandner were confirmed as Board Member.

-Owner's Representatives Curt Albers, Mike Gadsby, and Dan Lindstrom were confirmed unanimously.

New Business

-None

Adjournment – 11:09AM

Faux Wood Blinds

Deluxe Unit:

2 x small side window = \$44.25 a piece

1 x large window = \$84.75

2 patio blinds = \$201.00

tax = \$24.63

installation = \$80.29

Moving company credit = \$25.00

Total = \$479.17 - \$25.00 = \$454.17

Studio Units G06,110, 207

2 x small side window = \$54.00 a piece

1 x large window = \$110.25

2 patio blinds = \$201.00

tax = \$24.63

installation = \$80.29

Moving company credit = \$10.00

Total = \$524.17 - \$10.00 = \$514.17

Studio Unit

2 x small side window = \$54.00 a piece

2 patio blinds = \$201.00

tax = \$24.63

installation = \$80.29

Moving company credit = \$10.00

Total = \$413.92 - \$10.00 = \$403.92