

SOMERSET AT ABACOA CONDOMINIUM ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES
SPECIAL BUDGET MEETING
DATE: NOVEMBER 5, 2009

PRESENT: William Thomas, Secretary, via con. Call Robert Lynn, Director
John Armstrong, President Eleanor Shay, Treasurer
From Bristol, Vera Stewart, LCAM Carmella Smith, Vice President

Meeting called to order at 7:00 pm and a quorum was established with John Armstrong, William Thomas via conference call, Carmella Smith, Robert Lynn and Eleanor Shay.

Motion to accept 2010 Budget: MOTION TO ACCEPT AS PRESENTED BY: Robert Lynn, Director. SECONDED BY: William Thomas, Secretary TO APPROVE. ALL IN FAVOR: Yes.

Motion to accept Devcon Contract: Revisions still needed to the contract to reflect a 10 year contract with 30 days of no service charges with \$5000 of repairs completed at no cost and a 60 day out clause. Addendum should be Exhibit "A" and Exhibit "B" with a fire inspection schedule.

Next Board Meeting: November 19, 2009.

Motion to adjourn made by John Armstrong, seconded by Carmella Smith and passed with all in favor. The meeting adjourned at 8:00 PM.

Respectfully submitted,

Vera Stewart, LCAM
For and on behalf of the Board of Directors

Emailed 11/17/09