

ORIOLE CONDOMINIUM ONE CLUB, INC.

December 11, 2024 BOARD OF DIRECTORS MEETING

www.zoom.com

Meeting ID : 863 9092 4391 Password : 524386

Or Phone (929) 436-2866 for US Residents and (587) 328-1099 for Canadian

1. Establish a Quorum / Call to Order
2. Approval of Prior Meeting Minutes
 - a. November 4, 2024, Budget Discussion Minutes – Motion to approve. P. 1
 - b. November 6, 2024, Budget Approval Minutes – Motion to approve. P. 2-3
3. Financial Review – October 2024 – Motion to approve. P. 4-18
4. New Business
5. Discussion on transitioning new computer-generated software regarding accounting and online check approval process.
6. New Condo Laws
 - i) Quarterly Meetings P. 19
 - ii) Board Certifications P. 19-21
 - iii) Corporate Transparency Act P. 22
7. Irrigation Pump
8. Campbell Supply Costs (all buildings must sign). P. 23-24
9. Recon Parking Contract Renewal P. 25-34
10. President Report
11. Committee Meetings
 - a. Men's Club
 - b. Woman's Club
 - c. Starlighters
12. Homeowner Open Forum (limit to 5 minutes per owner)
13. Adjournment – Annual & Election Meeting P. 35

ANNUAL & ELECTION MEETING

*** In accordance with the bylaws, nominations must be received by November 7th in writing to the management office. After nominations for officers are made the names of all candidates for office and the office that are nominated for shall be posted on all bulletin boards within one (1) week following the nominations.

1. Establish a Quorum / Call to Order
2. Ballot Vote of 2025 Board of Directors
 - There are two building board members running for the seat of treasurer. A ballot will be provided to vote for your candidate.

Larry Fetta, Board President

Ken Miloszewski, Vice President

Diane Gizzi, Secretary

Barbara Strollo, Assistant Secretary

**Michel Ross, Building B, Treasurer - OR - Louis Raymond, Building L,
Treasurer**

3. Homeowner Open Forum
4. Adjournment – Next meeting is scheduled for January 8, 2025

