

**Coromandel Townhome Association**  
**Annual Meeting/Election of the Unit Owners**  
**November 19, 2013**

Board Members Present:            Alan Polikoff            President  
   Jack Zrecny            Treasurer/Secretary  
   Christy Chomsky      Vice President

Also Present:                            Homeowners

Alan Polikoff called the meeting to order at 8:45p.m.

A motion was made by Jack Zrecny to approve the minutes of the November 13, 2012 Annual Meeting and Election. Christy Chomsky seconded the motion. Motion passed unanimously.

Alan Polikoff called for nominations from the floor. There being none, the nominations were closed.

A motion was made by Jack Zrecny that the Board of Directors vote the proxies designated to the Board in accordance with the unit owners' preferences as indicated in the proxy forms. Christy Chomsky seconded the motion. Motion passed unanimously.

Chicagoland Management verified that a quorum of the membership was represented either by proxy or ballot.

The election votes were tallied by William DeMille, President of Chicagoland Community Management. The results are as follows:

Christy Chomsky	52.02%
Jack Zrecny	48.97%
Jacky Alpert	26.08% (write-in candidate)
Barry Cherney	5.83%(write-in candidate)

Christy Chomsky and Jack Zrecny were elected for two-year terms.

Jack Zrecny made a motion to adjourn the meeting at 9:10p.m. Christy Chomsky seconded the motion. Motion passed.

Respectfully Submitted,

Jack Zrecny  
Treasurer/Secretary  
Coromandel Townhome Association

COROMANDEL TOWNHOME  
ASSOCIATION  
BOARD OF DIRECTORS BUDGET MEETING  
November 19, 2013

Board Members Present:            Alan Polikoff     President  
   Jack Zrecny     Treasurer/Secretary  
   Christy Chomsky Vice President

Also Present:                             Homeowners

Alan Polikoff called the meeting to order at 8:15p.m.

Jack Zrecny made a motion to approve the minutes of the November 13, 2012 Board meeting. Christy Chomsky seconded the motion. Motion passed unanimously.

A motion was made by Jack Zrecny to approve the Proposed 2014 Annual Budget, reflecting a 1.053% increase which was published on October 1, 2013. Christy Chomsky seconded the motion. Motion passed unanimously.

Jack Zrecny made a motion to ratify the approval of the proposal from Chicagoland Community Management, Inc., to do the monthly accounting from October 2013 through September 30, 2014. Christy Chomsky seconded the motion. Motion passed unanimously.

Jack Zrecny made a motion to approve the Comcast Contract dated September 27, 2013 for a term of 10 years for compensation of \$6,800.00 and revenue sharing. Christy Chomsky seconded the motion. Motion passed unanimously.

A motion was made by Jack Zrecny to adjourn the meeting at 8:40p.m. Christy Chomsky seconded the motion. The motion passed unanimously.

Respectfully Submitted,

Jack Zrecny  
Treasurer/Secretary  
Coromandel Townhome Association