

THIRTY-SIXTH ANNUAL MEETING OF THE MEMBERSHIP OF THE COUNCIL OF UNIT  
OWNERS – CONDOMINIUM OF ROSSMOOR MUTUAL 19B

ANNUAL MEETING

WEDNESDAY, MAY 25, 2016

2:00 P.M. – CHESAPEAKE ROOM

AGENDA

1. Call to Order
2. Introduction of Directors, Management, and Others
3. Waiver of Reading the Notice of Annual Meeting
4. Approval of 2015 Annual Meeting Minutes
5. Waiver of Reading the 2015 Annual Meeting Minutes
6. Appointment of Inspectors of Election
7. Introduction of Candidates
8. Announcement of Tally and Quorum
9. Nominations from the Floor
10. Balloting for Directors
11. General Manager's Report
12. Officers' Report
13. Questions from Membership
14. Election Results
15. Adjournment
16. Organizational Meeting

MINUTES OF THE THIRTY- SIXTH ANNUAL MEETING  
OF THE COUNCIL OF UNIT OWNERS OF  
MUTUAL 19B -- CONDOMINIUM OF ROSSMOOR, INC.

Res. #82 - #

Wednesday, May 6, 2015 -- 2:00 p.m.

The Membership of the Council of Unit owners of Mutual 19-B -- Condominium of Rossmoor, Inc., a Maryland Corporation rescheduled its Thirty-Sixth Annual Meeting to the Maryland Room of Clubhouse I, 3700 Rossmoor Boulevard, Silver Spring, Maryland on Wednesday, May 6, 2015 at 2:00 p.m.

1. Call to Order – Mrs. Lazar called the meeting to order at 2:00 p.m.
2. Adoption of Agenda - The agenda was adopted as presented.
3. Introduction of Directors & Management - Mrs. Lazar introduced the following persons seated at the head table: Janet Lazar, President; Larry Damsky, Vice President; Jude Howard, Secretary; and Gary Fry, Treasurer. Directors: Rita Mastrococco and Sandra Broadhurst. For Management, Kevin Flannery, General Manager, and Jessie Maselka, Mutual Assistant.
4. Introduction of Inspectors of Election - Mrs. Lazar introduced the Inspectors of Election: Gloria Robar, Marlene Smith and Nancy Gordon.
5. Roll Call & Certification of Proxies - A quorum was declared with 17 in person, 115 proxies received, with a total of 132 units represented and a total of 63% represented.

Proof of Notice - Upon motion duly made and seconded the following resolution was adopted.

RESOLVED, that the Membership of the Council of Unit Owners of Mutual 19-B, Condominium of Rossmoor, Inc. waives the reading of the proof of notice of the Annual Meeting mailed to all unit owners on April 6, 2015.

Resolution #82 5/6/2015

Minutes of Annual Meeting - The membership agreed to approve and waive the minutes of the Annual Meeting held on May 2, 2012.

RESOLVED, that the Membership of the Council of Unit Owners of Mutual 19-B, Condominium of Rossmoor, Inc. approves and waives the reading of the minutes of the Annual Meeting held on May 1, 2013.

Resolution #83 5/6/2015

Introduction of Candidates - Mrs. Lazar introduced the candidates, Sandra Broadhurst, Larry Damsky, and Rita Mastrococco.

Nominations from the Floor - Mrs. Lazar opened the floor to nominations. There were no nominations and the nominations were closed.

RESOLVED, that the Membership of the Council of Unit Owners of Mutual 19-B, Condominium of Rossmoor, Inc. agrees to close the nominations.

Resolution #84 5/6/2015

**Balloting** – The votes were tallied and following the balloting, 3 candidates were elected:

John Dunn 3-year term - 45% of the vote  
Janet Lazar 3-year term - % of the vote  
Regina Goldsborough % of the vote.  
John Gervais

Sidney Lazar received 16% of the vote.

10. **General Manager's Report** - Mr. Flannery reviewed and highlighted the Annual General Manager's report for the year 2014 – 2015.
11. **Officer's Reports** -
  - a. **Treasurer's Report** - Mr. Fry presented the Treasurer's Report which was received, noted and made a part of the record.
  - b. **President's Report** - Mrs. Lazar thanked everyone for attending the meeting and their participation. She described the increased lighting added to the storage rooms and trash rooms, and the completed building renovations. Two buildings still need completion. She also explained the need for a Fire Watch during the renovations by Team Capitol and assistance by Dynalectric while wallpaper was removed and carpeting installed. Mrs. Lazar also explained the repair of 17 third-floor ceilings to re-secure them. Mrs. Lazar presented the President's Report which was received, noted and made a part of the record.
12. **Questions & Comments from the Membership** - Mr. Flannery and Mrs. Lazar answered questions from the Membership.
13. **Adjournment** - There being no further business to come before the membership, the meeting adjourned at 3:00 p.m.

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Virginia Austin, President