

**CONCORD OAKS HOMEOWNER ASSOCIATION
ANNUAL MEETING MINUTES
May 5, 2009**

The 2009 Concord Oaks Annual Meeting was held on Tuesday May 5, 2009 at the Gurnee Village Hall, 325 N. O'Plaine Rd.. Gurnee, Illinois, pursuant to the by-laws.

Board Members Present: Chris Gloyeske, President
Linda Minger, Vice President
Paul Maravilla, Treasurer
Bruce Graham, Secretary
Thor Peplow, Director

Also Present: Cassandra Booker, Property Manager, LMS
Claire Blaha, Regional Director, LMS
Ryan Spritz, Kovitz Shifrin Nesbitt

- I. **Call to Order** The meeting was called to order.
- II. **Establish Quorum** – There was no Quorum present. There were a total of 103 homeowners present including proxies.
- III. **Introduction of Current Board of Directors** -The current Board of Directors introduced themselves.
- IV. **Introduction of Lieberman Management Staff** – Lieberman Management Staff introduced themselves along with Ryan Spritz(Concord Oaks Attorney)
- V. **Approval of last year's minutes** – Last years minutes were approved
- VI. **Explanation of Election Procedures** – Ryan our attorney explained that since we did not have a Quorum we could not legally have a vote. It was brought to attention that there has never been a Quorum for any of the annual meetings. Cassandra explained that this is the first time that there are more people running than spots available. If the loser were to contest the election we could have problems. Linda Minger asked if she withdrew could we move forward like in the past elections. Ryan agreed we could, so Linda Minger resigned and withdrew her candidacy. Thor Peplow, Joel Blumer, and Justin Alluri are now the new board members.
- VII. **Adjournment** The Annual meeting was adjourned.
- VIII. **Convene Board for Special Board Meeting to Elect Officers**