

MARYLAND MUTUAL NUMBER TEN, INC. BOARD OF DIRECTORS REGULAR MEETING MINUTES

Thursday, June 24, 2021 – 9:30 am

A regular meeting of the Board of Directors of Maryland Mutual Number Ten, Inc. was held via Zoom/Sullivan Room in the Admin Building

Members Present: Jane Salzano, President; Bob Morrisson, Vice President; Valdon Butler, Treasurer; Paul Eisenhour, Secretary, Cathy Kyle, Director; Christine Petersen, Director, Susan Ascencio, Director.

Visitor: Sue Morrisson

Management: Shanti Martin, Mutual Assistant
Melissa Palaez, Assistant General Manager

1. **Call to Order**- Ms. Salzano called the meeting to order at 9:45 am
2. **General Manager** – Melissa Palaez presented the June Manager’s report.
3. **Approval of Agenda**- The agenda was approved as amended.
4. **Approval of Minutes** – The regular minutes was approved as amended.
5. **President Comments**- Ms. Salzano greeted everyone.
6. **Treasurer’s Report**- Mr. Butler report included: (1) Total Income: \$524,589, Total Expenses \$531,616, Income/Deficient \$7,027, Variance from budget \$16,941 and total in reserves \$847,625.
 - A. **Invoices**: After discussion, upon motion duly made, the Board agreed to approve payment of the following invoices:

MARYLAND MUTUAL NO. TEN, INC.
BOARD OF DIRECTORS
REGULAR MEETING
24-June-21
Invoices to be Paid
Upon motion duly made and seconded the Board agreed
to pay the following invoices:

Vendor	Inv. Date	Invoice #	Work	Address	Name	Amount
PPD	5/24/2021	193148	Sealed out sewer from roof ran 75 of cubic then ran water with no problems.	14907 Lindsey Lane #227-B	Pink E. Heiserman	\$207.50
PPD	5/28/2021	193123	checked front nose tub leaking could not check rest of house tub	3306 Deussen Cr #205-A	Marcia Harrod	\$146.24
Christina Petersen	6/26/2021		Reimbursement for purchase of plants			\$27.54
Total						\$381.28

RESOLUTIONS

Resolution #21-54, 6/24/2021

- B. Delinquency Report: Ms. Salzano will contact Tom Shields for potential lean on properties with high delinquencies.
- C. Reimbursement for Christian Petersen
Upon motion duly made, the Board agreed to approve payment to Christine Petersen in the amount of 27.54 for buying plants for the Mutual.

7. **Reports - The Board of Directors:**

- A. Ms. Kristine would like the board to consider purchasing a bench on Christine on Cheerhurstl Have been with Aaron with landscaping.
- B. Ms. Kathy –Everything is running smoothly.
- C. Mr. Paul- Website is looking great.

8. **Unfinished/Old Business:**

- a. Anne Schindlers ABM

Upon motion duly made the board approved the ABM for Ms. Schindler

Resolution #21-54, 6/24/2021

- b. Anne Schnilder’s request for a 3rd cat: Upon motion duly made the board approved the Ms. Schniders request for a 3rd cat due to one of her cat’s old age.

Resolution #21-54, 6/24/2021

- c. Resolution without a meeting: Shanti gave a report on the following resolution passed without a meeting. To pay Bel Pre-Tree Company in the amount of \$2,550.00 on 6/15/2021 resolution #21.

9. **New Business:**

- A. Increase budget for concrete repairs: Bob Morrison will get quotes.
- B. Discuss walkway request for 14527/14529 Kelmscot Drive/16B: Board will send a letter to resident addressing these concerns.
- C. Discuss developing a workflow for invoices: Pushed to the next meeting.
- D. Discuss storage of historical data: Pushed to the next meeting.
- E. Montgomery County training: Ms. Jane discussed training with the board that was being offered to Montgomery County residents.

- 10. **Next Meeting:** Thursday August 26, 2021, 9:30AM.

- 11. **Adjournment-** There being no additional business, the meeting adjourned at 10:59 a.m.

Paul Eisenhaur, Secretary

Jane Salzano, President