



111 East Chestnut Condominium Association
Board of Directors Meeting Minutes
December 7, 2018

A meeting of the Board of Directors of the 111 East Chestnut Condominium Association (“The Association”), an Illinois not-for-profit corporation, was called to order on Friday, December 7, 2018 at 12:01pm in the Chestnut Room, 111 East Chestnut Street, Chicago, IL, pursuant to the By-Laws.

Directors Anthony Milazzo, Tom McDonald, Carolann Randall and Susan Koralik were present. Also present were Sudler Property Management employees Sara Rudnik - Property Manager and Caterina Mihaila – Assistant Manager. Six (6) homeowners were in attendance.

President Milazzo made a motion to approve the Agenda. Secretary Randall seconded the motion. The motion passed unanimously.

New Business

President Milazzo introduced the first agenda item, approval of the Association’s written Ombudsperson’s policy. Manager Rudnik reviewed the purpose and intent of the policy. President Milazzo asked a couple of questions regarding the policy and Manager Rudnik will consult with KSN on these and provide responses to the Board. President Milazzo made a motion to approve the Ombudsperson policy subject to the recommendations made today and legal counsel’s approval. Secretary Randall seconded the motion. The motion passed unanimously.

President Milazzo reviewed Elliott & Associates recommendation to proceed with appealing the 2018 assessments with the Board of Review since the Assessor’s office denied our first appeal. Discussion was held. President Milazzo made a motion to approve Elliott & Associates to appeal the 2018 assessments with the Board of Review. Director Koralik seconded the motion. The motion passed unanimously.

The meeting adjourned at 12:13pm.