

**FEBRUARY BOMA BOARD MEETING MINUTES**  
**WEDNESDAY – February 6, 2008**

PRESENT: Andy O'Dell, Ronnie Blakney, Stan Richardson, Steve Brannum, Van Horne, Tom Krebs, Chris McDuff, Dick Quinn, Coffee Colvin, Diane Dameron, Kathy Huckabay, Bernie Scott and Betty Swann

OPENING: President, Andy O'Dell called the meeting to order at 12:00 p.m. A motion was made, seconded, and approved to accept the board meeting minutes as submitted from the January meeting.

OLD BUSINESS:

- The necessary forms for submitting Chris McDuff as a nominee for the Regional Member of the Year award will be submitted by Andy O'Dell. Ronnie Blakney presented a motion for BOMABirmingham to cover Chris' travel expenses to the Regional conference since he was representing the Birmingham chapter. The motion was seconded and approved by the Board.
- Discussion of Secretary and Treasurer duties: Proposed changes to By-Laws have been made and still under review by Greg Deitsh. When all the details are finalized, the Amendment will be presented at a future Board meeting then posted on the website for membership review and presented for vote to General Membership at a later meeting.
- Pigeon Letter – Van Horne provided a brief follow-up and requested at least two Board members attend an upcoming meeting with him and Wayne Sturdivant. Meeting will be scheduled and information forwarded to Andy O'Dell. He will then send the information to Board members via email. Van requested this continue as a BOMA issue and is recommending abatement.

NEW BUSINESS:

- Andy O'Dell provided a brief overview of the Winter Business meeting. An update will be posted on the website. He commented the "Green" movement is huge and was the focus of the meeting. BOMA International is calling upon its members to accept a 7-Point Challenge to reduce the use of natural resources, non-renewable energy sources, and waste production and work in coordination with building management, ownership and tenants to achieve the outlined goals. Andy mentioned hosting a round table discussion later on this topic.
- Andy O'Dell presented the Board with a copy of the Southern Region Conference Ad. Cost of the ad was \$600.
- Education/seminar ideas were discussed. Some possible seminar topics mentioned: "Baseline Standards: Foundations of Real Estate Management"; "How to Read a Blueprint"; "From Prospect to Tenant". The Board recommends hosting a seminar at the upcoming spring golf tournament.
- Andy O'Dell, Diane Dameron and Kathy Huckabay are planning to attend the National Issues Conference to be held in Washington, DC on March 10-11. It was agreed that a simple questionnaire would be forwarded to each property manager requesting square footage and

tax information. The completed form would be returned at the monthly meeting and participants would become eligible to win a \$50 gift certificate. Andy reiterated how beneficial this information would be when meeting with the different legislators.

### **OFFICER/COMMITTEE REPORTS**

- LEGISLATIVE:** No report – not in attendance (Charles Knight). Diane Dameron stated she was in the process of scheduling appointments in DC for March 10-11 visit.
- PROGRAMS:** February meeting scheduled for 20<sup>th</sup> at B&A Warehouse. Guest speaker will be Mr. Dalton Smith, Executive Director of Region 2020.
- CONSTITUTION/  
BY-LAWS:** No report.
- TREASURER:** Ronnie Blakney distributed updated membership roster and financial report.
- ALLIED  
REPRESENTATIVES:** No report.
- PAST PRESIDENT/  
NOMINATING:** No report – not in attendance.
- MEMBER-AT-  
LARGE:** Van Horne provided some energy conservation statistics related to changing from incandescent lamps to compact fluorescents wherever possible.
- BOMI EDUCATION/  
SEMINARS:** Dick Quinn stated he would be proctoring a BOMI exam in the afternoon. He is continuing to research BOMI suggested seminars for CEU credits.
- PUBLIC RELATIONS:** No report.
- MEMBERSHIP:** Bernie Scott presented the following applications for membership consideration:
- Rodney Land – Construction Services (Allied member)
  - Brandon Streety – Southeastern Sealcoating (Allied member)
  - Herman Brown – Peach State Roofing (Allied member), check was issued for incorrect amount and is being addressed.
- All applications were approved by the Board.
- IOBY/MEMBER  
AWARDS:** Diane Dameron stated no IOBY entries have been submitted but BOMABirmingham will continue with the Property Manager and Engineer of the Year awards. The awards luncheon is scheduled for

March. Nomination forms will be forwarded to Chris McDuff for posting on the website.

SOCIAL:

Tom Krebs announced the dates for the following events:  
Habitat for Humanity Work Day – Friday, March 14  
Fishing Tournament – Friday, April 11

Andy O'Dell suggested looking into Barons Baseball Night for the summer social. Information will be forthcoming on rates, dates, etc.

GOLE:

No report – Not in attendance.

AUDIT:

Chris McDuff stated the audit documents are currently under review.

BUILDING CODES:

No report.

CIVIC EVENTS /  
CHARITY

CONTRIBUTIONS:

Board approved a \$500 contribution to the American Cancer Society Relay for Life (Dick Quinn). This event is scheduled for April 25 at Regions Park.

EMERGENCY  
PREPAREDNESS  
TASK FORCE:

No report - Not in attendance.

ATTENDANCE:

Stan Richardson stated he would be teaching a 3-hour educational seminar on mold on April 16. Anyone needing CEU credits are invited to participate.

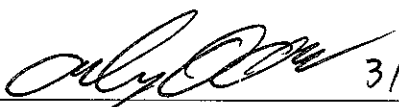
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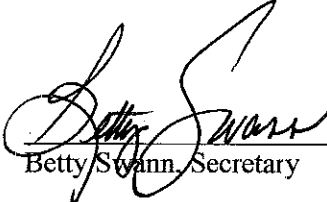
MEETING NOTICES: No report.

CLOSING:

There being no further business to come before the Board, the meeting was adjourned at 1:00 p.m.

Attest:

 3/6/08  
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Andy O'Dell, President

  
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Betty Swann, Secretary