

FEBRUARY BOMA BOARD MEETING MINUTES
WEDNESDAY – February 4, 2009

PRESENT: Andy O'Dell, Steve Brannum, Dick Quinn, Ronnie Blakney, Kathy Huckabay, Stuart Garrette, Stan Richardson, Jan Maple, Chris McDuff Coffee Colvin, Alicia Teed, Gabrielle Keel, Bob Butler, Eddie Nobinger, Bernie Scott, Luanne Anderson, Tom Green, and Charles Knight.

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:

- Andy O'Dell commented on the recent inspection of Park Place Towers. Building was not ready for inspection and the committee plans on talking with Conway Brooks to discuss plans to move forward or not. Andy commented on how beneficial the Winter Business Meeting was. Mentioned one main topic was how to control cost. Not much change in the talk of softening the new ADA regulations. Discussed the BOMA 360 plan and urged everyone to look into this program.
- Andy confirmed with Allied Barton that their commitment for Baron's night is firm.
- Andy mentioned and the Board confirmed how nice and helpful the various ribbons for the name badges were.

NEW BUSINESS:

- Andy O'Dell confirmed that BOMA and ASHRAE will hold the 'Maintain to Sustain' joint meeting to take place March 18th. Location was not available at this time. Betty Swann mentioned that we should expect 175 to 200 people. Andy suggested that everyone should invite their Building Engineers.
- Andy O'Dell announced that Charles Knight is setting up appointments for the National Issues Conference. Also mentioned that next year the National Issues Conference and the Winter Business Meeting will take place at the same time.
- Andy O'Dell stated that BOMA Baseline Standards forms will be out soon. Birmingham has historically reported well above the BOMA International required standards. Andy mentioned that we would all agree that education is our weakest link and he felt the possible upcoming Webinar's would help in this category. Jan Maple mentioned 'Sustainable Operating Procedures' Webinar would be an excellent educational program.
- Andy O'Dell talked about reenergizing the 'Vendor Spotlight'. Stan Richardson will take the spotlight at the February meeting and discuss with attendees this program to generate additional interest. Stan will have handouts for everyone as well.

OFFICER/COMMITTEE REPORTS

LEGISLATIVE: As mentioned above, Charles Knight is setting up appointments. Appointments are firm for Davis, Aderholt, Bachus and Sessions. Charles mentioned it would be nice to have up to date information on

square footages that BOMA represents in our area. Andy felt that obtaining this information in time would be no problem.

PROGRAMS: Betty Swann asked the Board for suggestions on future speakers. Charles Knight mentioned Dr. David Clock, Dean of the School of Business, UAB. Others mentioned, Artur Davis, Kay Ivey, Tim James, and Dick Burlison. Stuart Garrett mentioned someone from Daniel Corporation to discuss possibilities that the Trinity Hospital on Hwy. 280 will generate. February meeting will be at Embassy Suites with Ruth's Chris catering. August speaker is James Spann. April meeting is planned for Cahaba Grand.

SECRETARY: No report.

CONSTITUTION/
BY-LAWS: No report.

TREASURER: Ronnie Blakney distributed a revised Member listing and Financial Reports. The current bank balance is \$78,256.87. Ronnie reported that collection for 2009 dues was going well. Ronnie reported that he was moving \$37,500 to the new Regions account leaving \$700 in Wachovia to cover a couple of checks that have not cleared. CD with Regions matures this month and Ronnie will look into what are the best options to do with the money, probably will let it ride in current CD. Ronnie also noted that the money tied up in the CD does not affect operating capital at all.
Ronnie also supplied the Board with a new spread sheet containing information on monthly meeting attendees. 67 people attended the January meeting.
Signature cards for the new Regions account are in the process of being signed.

ALLIED
REPRESENTATIVES: No report.

PAST PRESIDENT/
NOMINATING: No report.

MEMBER-AT-
LARGE: No report.

GREEN
COMMITTEE: Luanne stated that Chris Miller with Piedmont would like to put his logo on the BOMA website and he was willing to pay for this service. Stuart brought up the fact that if we put the logo on the website are we as an organization approving Chris Miller's company and practices. Chris McDuff brought up that before anyone would be able to 'advertise' on the BOMA Birmingham website that they would first have to be a member.
Luanne mentioned that the Leed 2009 specifications could be out as early as August, but don't be surprised if it is not until the end of the year.

BOMI EDUCATION/

SEMINARS:

Dick Quinn reported he proctored the BOMI exams on February 4th. Dick also encouraged the Board to continue to look for educational opportunities.

PUBLIC RELATIONS: New Officer information has been distributed to the Birmingham News.

MEMBERSHIP:

Bernie Scott brought five applications before the Board for approval:

- Gary Hartman-Powertron Global-Allied Member
- Larry Anderson-Camfil Farr Air Filtration-Allied Member
- Robert Mathews-Prestige Floor Care-Allied Member
- Robby Cole-Cook's Pest Control-Allied Member
- John Olcott-Olcott Real Estate LLC-Principal Member

Applications were unanimously approved by the Board. Andy O'Dell will send a letter welcoming the new members to BOMA.

Discussion was made throughout the Board that we would continue to accept applications through April and from that point forward make new applicants aware their membership has to be approved by the Board before they are considered a member. The Board will also at this time make a concerted effort to abide to the Bylaws regarding Principal/Allied splits.

Bernie is to speak at the February meeting and explain to attendees how application for membership works.

Andy brought up the fact that two Graham employees in Huntsville are interested in starting a BOMA chapter in Huntsville. Andy will call Bob McClure with BOMA International and see what is involved and get with the gentlemen and discuss requirements. It was noted that they could join BOMA International on their own and operate through International.

TOBY/MEMBER

AWARDS:

This was discussed in Old Business section.

SOCIAL:

Alicia Teed noted that our first 'Mixer Social' will be March 5th at The Wine Loft on Hwy 280. Dutch treat with a minimum of \$400. Alicia suggested that if there should be a shortage of the \$400 that BOMA would purchase wine and give as door prizes at the Spring Golf Outing. Habitat/BOMA day is scheduled for Friday, May 15th, 7:30 AM to 4PM. Working on date to serve at The Firehouse shelter.

GOLF:

Stuart Garrette reminded the Board of the spring 2009 Tournament planned for Monday, April 27 at Riverchase Country Club. Fall outing will be at The Founders Course, Greystone Country Club on October 27th.

AUDIT:

Information to be available by the end of March.

BUILDING CODES:

No report.

WEBSITE MEETING

NOTICES: No report

CIVIC EVENTS /
CHARITY

CONTRIBUTIONS: Kathy Huckabay requested a donation for support of The Bell Center. \$500 donation was requested and approved unanimously by the Board.

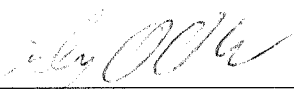
EMERGENCY
PREPAREDNESS

TASK FORCE: No report

ATTENDANCE: No report

CLOSING: There being no further business to come before the Board, the meeting was adjourned at 1:05 p.m.

Attest:



Andy O'Dell, President 3/4/09



Steve Brannum, Secretary