

**JANUARY BOMA BOARD MEETING MINUTES**  
**WEDNESDAY, January 5, 2005**

PRESENT: Ronnie Blakney, Bernie Scott, Tom Krebs, Eddie Nobinger, Chris McDuff, Jean Griffin, Stuart Garrett, Judy Underhill, Coffee Colvin, Andy O'Dell, Kathy Huckabay, Stan Richardson, Shelley Schneider, Betty Swann, Jan Weir, Dorothy Wozny

OPENING: President, Chris McDuff, 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 December meeting.

OLD BUSINESS: Appreciation plaques were presented to the 2004 Officers. All agreed the Christmas party went well.

NEW BUSINESS:

- Chris welcomed new Board Members for 2005.
- An updated Officer list was distributed to the Board.
- Winter Business Meeting in Washington, D.C., January 23 – 27 was discussed; four members attending. Six legislative meetings will be held on Thursday, January 27.
- Chris requested and received approved credentials for the BOMA Southern Region.
- Bagby Elevator requested a change from Allied to Principal membership due to property ownership. Motion made, seconded, and approved to accept Bagby Elevator as a Principal member.
- The annual audit was discussed and will be addressed in the next few weeks.
- Board members were given a BOMA ONE Task Force memo and questionnaire to complete and return to Chris.

**OFFICER/COMMITTEE REPORTS**

LEGISLATIVE: Winter Business Meeting January 23 – 27.

PROGRAMS: Eddie Nobinger provided a list of the 2005 meetings as follows:

January, 2005 – The Club; Speaker – Ralph Pate, State Elevator Inspector.  
February, 2005 – The Harbert Center; Speaker – Pat Sullivan, UAB Offensive Coordinator.  
March, 2005 – Location TBA; TOBY Award Presentation  
April, 2005 – Location / Speaker TBA.  
May, 2005 – Ross Bridge Conference Center; Speaker – TBA.  
June, 2005 – Location TBA; Speaker – Tom Lowder, Colonial Properties

CONSTITUTION/  
BY-LAWS:

No report.

TREASURER:

Year-end balance was \$40,531.50. All invoices are out. Balance will be adjusted in mid-January following additional receipts. Dues structure is \$600.00 primary member and \$500.00 for secondary members. Invoices were mailed in late November.

ALLIED

REPRESENTATIVES: John Parker/Steve Brannum - not in attendance

PAST PRESIDENT/  
NOMINATING:

No report

RPA EDUCATION/  
SEMINARS:

Dorothy Wozny reported that Stan Richardson's mold seminar will be rescheduled to September or October of 2005. Working on an additional seminar in '05 - TBA.

PUBLIC RELATIONS:

Photographs of new Board members will be taken prior to the January meeting. BOMA Newsletter will be produced following the Winter Business Meeting.

MEMBERSHIP:

Bernie Scott proposed the addition of one new Allied member. Motion made, seconded and approved for new Member. An updated roster was provided - 2004 year end changes will be made by March 1, 2005. Approximately 97 members as of 01/05.

TOBY AWARDS:

Only one entry for 2004 - 600 University Park. Local inspection to take place on January 11, 2005. Will only hold Property Manager of the Year award for 2004 with application deadline in mid-February. Chief Engineer of the Year nominations will be added for 2005. TOBY Award process to be discussed at March meeting.

SOCIAL:

Phillip - not in attendance.

GOLF:

Stuart is working on the Spring golf outing - currently planned for April 11 at Bent Brook. 8 a.m. shotgun start. Discussing a combination morning seminar and afternoon golf outing for October, '05.

AUDIT:

No report.

EMERGENCY  
PREPAREDNESS  
TASK FORCE:

Jan Weir working on an Emergency Preparedness seminar to be coordinated with City and County officials. Proposed date is April 26 at the Harbert Center. Hope to use the City of Pittsburgh emergency plan as a model for Birmingham. Motion made, seconded and approved for BOMA to sponsor \$1,500 of the program's cost.

ATTENDANCE: No report.

WEB SITE /

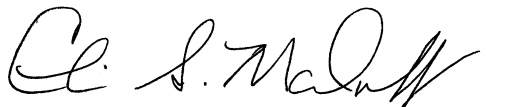
MEETING NOTICES: Chris announced a new advertiser for the web site: Foliage Design. Chris proposed that meeting notices be sent via email only. All agreed this is a good plan.

CIVIC EVENTS /  
CHARITY  
CONTRIBUTIONS:

Tabled discussion for any donation toward the tsunami disaster relief.

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

Attest:



Chris S. McDuff, President



Andy O'Dell, Secretary