

The Tate HOA/BOD Special Meeting
January 11, 2024
Minutes

Board of Directors Present:

Nicki Maxwell, Chair; John Fisher, Vice Chair; Lauren Dame, Treasurer; Meredith Compton, Member at Large; Mark Hudson, Secretary

BMC Managers Present:

None

Residents and Guests Present:

Diane Bishop, Joel Chinitz, Joan Chinitz, William Craig, Wendy Dame, Robert Davis, Don Doerr, Zeca Drouin, Diana Gardener, Joan Hudson, EM Jenson, Sherrill Kirchhoff, David Kolb, Len Lewandowski, Anne Niemiec, Jim Maxwell, John O'kief, Mary O'kief, Rose Nestor, Laura Parrish, Locey Pfeifer, Lew Powell, Richard Savell, Jean Tate, Jim Weston, Carol Whipple

Call to Order:

The Special Meeting was called to order by Nicki Maxwell, Chair, at approximately 1:30 p.m. via Zoom Video Conferencing.

Chair's Report:

Pharmacist Byoung Jun is the new owner of The Tate's Commercial Unit located at 1373 Olive Street. The purpose of this Special Meeting is to discuss Byoung Jun's request for the BOD to grant him permission to install signage for his business which is titled "Track Town Pharmacy". Byoung Jun's written request is illustrated with presentation images and specifications which have been forwarded, via email, to all general members of The Tate HOA.

Byoung's total request is illustrated in two(2) distinct graphic presentations which were sent via email to the Board in the order he received them from his designer. The first presentation illustrates one(1) free standing sign mounted on, and mechanically attached to, the top of the steel awning/shade above the commercial unit's entry. The second presentation is for signage on the glass panels of the commercial unit's exterior window wall.

Discussion of whether or not Byoung's total request adheres to The Tate Bylaws will essentially derive from the Board's understanding and interpretation of Sections 7.17, 7.25 and 7.5 of The Tate's Bylaws. These Bylaws are readily available to all concerned.

Board Action:

Byoung Jun's request for BOD approval of his total initial proposal for commercial signage at 1373 Olive Street was addressed in two(2) motions by the BOD.

First, a motion was made to accept the proposal for a freestanding exterior sign attached to the top of the awning/shade above the commercial unit's entry. The motion was seconded, discussed and unanimously disapproved.

Second, a motion was made to accept the proposal for window signage attached to the glass panels of the commercial unit's exterior window wall. The motion was seconded, discussed and unanimously disapproved.

Meeting Adjourned:

The Meeting was adjourned by Nicki Maxwell, Chair, at approximately 1:45 p.m.

Next Meeting:

The next Tate HOA Board of Directors Meeting will be held via Zoom Video Conferencing on January 18, 2024 at 4:00 p.m.

Respectfully submitted:

Mark Hudson
Secretary