

Triton Tower

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TRITON TOWER CONDOMINIUM Minutes to Adopt Budget 2008-2009 August 26, 2008

Gustavo Tapanes, President, called meeting to order at 7:35PM.

Directors present were: Benito Filomia, Antonio Purriños, Gustavo Tapanes, Manuel Granda, José Luís Specht, and Martha Iglesias, Property Manager. Absent were Gerardo Meras, Enrique Martin and Jorge Clavijo.

Mr. Tapanes asked for motion to approved Minutes of meeting held June 26th and Budget meeting held July 2nd Benito Filomia made motion to accept, was seconded by Antonio Purriños, and unanimously approved.

Jorge Clavijo arrived at 7:55PM.

Ms. Iglesias spoke briefly of updates in projects and advised all that 220 units had the electrical certification completed. She gave the Board the information they had requested office fees considered for increases.

They approved the following increases effective September 1, 2008. The visitor daily parking fee to \$10.00 per day; the monthly parking fee to \$60.00 per month, (effective October 1st); the screening fee increased to \$125 for individuals and \$150 for married couples; the fee for pool party room rental to \$150; the security deposit collected by residents renting was increased to \$300 and estoppels letters with questionnaires to \$150.00. Ms. Iglesias also asked for them to consider allowing them to require a "two day minimum" parking fee for all three day holidays (effective after the upcoming Labor Day weekend.) She had noticed the confusion during the July 4th weekend which fell on a three day holiday weekend. Staff would have to track down the visitor when the time expired since they would not come to pay for extra days.

Mr. Filomia gave an update of monies outstanding and advised all that Norella, our bookkeeper, was sending out notices to all past due and doing well in results. Advised that we had been able to stay within our budget for year 2007-2008 and we would have money to cover the unexpected expense of new boilers already ordered. We had sent nine (9) unit owners to our attorneys for collection.

Mr. Tapanes asked for motion to again approve the purchase of two or three umbrellas with tables and chairs to be used in the open area next to the shuffle court in the pool. He reminded all that have been approved but had not planned for the "fundraiser" held

"ON THE BOARDWALK IN THE HEART OF MIAMI BEACH"