



Board of Trustees Video Conference Meeting

June 26, 2024 | 1:00 p.m.

MINUTES

TRUSTEES PRESENT

PRESIDENT—Jeevan J. D’Mello, CMCA, AMS, LSM, PCAM; IMMEDIATE PAST PRESIDENT— Vishnu Sharma, CPA, CFE; PRESIDENT-ELECT—Melissa Ramsey, CMCA, AMS, LSM, PCAM; Cameron D. Adams, CMCA, AMS, PCAM; Brian Butler, Esq., CMCA, AMS, PCAM; Staci Gelfound, CMCA, AMS, PCAM; Melissa Hargrove, CMCA, AMS, LSM, PCAM; Michael Johnson, CMCA, AMS, PCAM; Jessica Knutsen, CIRMS; Matthew C. Kuisle, RS; Matt D. Ober, Esq.; Joyce Sachs; Mike Wolf; Kelly Zibell, AMS, PCAM

STAFF PRESENT

Dawn M. Bauman, CAE; Cori Canady; Grace Dang; Jennifer M. Flynn, GSP; Thomas M. Skiba, CAE; Bruce A. Townsend, CPA; Crystal L. Wallace, IOM, CAE

BOARD LIAISONS

Michelle Baldry, RS—Foundation for Community Association Research
Mike Traidman—Community Association Managers International Certification Board

CALL TO ORDER

A quorum having been determined, President D’Mello called the meeting to order at 1:02 p.m. welcoming all.

STATUTORY CONSENT

A **motion** was made, seconded, and unanimously **passed** to approve/ratify the following items:

- Approve May 8, 2024, Board Meeting Minutes
- Approve June 6, 2024, Board Special Meeting Minutes
- Ratify Amicus Curiae Brief: *National Small Business United d/b/a the National Small Business Association, et al., v. Janet Yellen, in her official capacity as Secretary of the Treasury, et al*

(Wolf)

ENDS

Corporate Transparency Act Lawsuit

Mr. Skiba and Ms. Bauman reported that a law firm had been retained to file a lawsuit regarding the Corporate Transparency Act and weekly meetings are being held. They are working toward a July filing and also seeking preliminary injunctive relief. An email was sent to all members notifying them of this pending action.

Annual Conference and Other Events

Mr. Skiba reported that overall feedback from attendees at the Annual Conference was positive. Upcoming events include High-Rise Managers Workshop (mid-July) and CEO-MC Retreat (mid-October).

GOVERNANCE

Bylaws Task Force

Ms. Flynn reported that the Bylaws Task Force has met once and will be having its first substantive meeting in the coming weeks. A more in-depth progress report will be given at the next Board meeting in August.

Chapter Relations Task Force

Ms. Ramsey reported that the Chapter Relations Task Force had put out a call to chapters for executive directors interested in serving on a Chapter Leader Special Committee and outlined the task force's recommendations. She also reviewed the committee's draft charter. Discussion ensued.

A **motion** was made, seconded, and **passed** to accept the Chapter Relations Task Force's recommendations to appoint the following to the Chapter Leader Special Committee:

Name	Term Length	Chapter	Size	Region	Years as CED
Reini Marsh	1	Central Florida	Large	Florida	9 Years
Cheryl Murphy	1	Illinois	Extra Large	Midwest	13 Years
Angela Kavanaugh	2	New Jersey	Extra Large	Mid-Atlantic	4 Years
Tina Saadat	2	Georgia	Very Large	Southern States	9 Years
Rachel Selwan	2	California North	Medium	Pacific	7 Years
Kelly Zibell	BOT Liaison				

and to send the charter back to the Task Force for edits and a new name recommendation for the committee. (Ober)

Any comments regarding the committee's name or charter should be sent to Ms. Ramsey or Mr. Skiba.

Board Member Education Public Policy

Mr. Johnson provided an overview of the revised Board Member Education Public Policy and key changes. Discussion ensued.

A motion was made, seconded, and passed to approve the revised Board Member Education Public Policy with changes. (Knutsen)

FY2025 Budget

Messrs. Skiba and Townsend provided an overview of the proposed FY2025 budget. Increases to pricing have been made across the board since CAI has not been keeping up with inflation. Discussion ensued.

A **motion** was made, seconded, and **passed** to approve the CAI FY2025 budget as presented. (Wolf)

OWNERSHIP LINKAGE

Reports from Membership Representation Groups

Ms. Knutsen, chair of the Business Partners Council, reported on current activities of the Council, including:

- The Council's next meeting is July 25.
- Task force to generate an ownership survey will be meeting in two weeks.

Ms. Zibell, chair of the Community Association Managers Council, reported on current activities of the Council, including:

- Lifestyle Task Force will hold a webinar in August on the topic.

- Reviewing the PCAM Pledge for potential updates.

Mr. Wolf, chair of the Homeowner Leaders Council, reported on current activities of the Council, including:

- The May Homeowner Leaders Forum on “good news” was well attended. Next Forum in September will be on “civility.”
- Working on an ownership survey, which will be fielded as multiple “snap” surveys.

FCAR Liaison Report

Ms. Baldry reported on current activities of the Foundation for Community Association Research, including:

- Approved FY2025 budget.
- Added new Think Tank members.
- Continuing to send “snap” surveys. The next one will be on the Corporate Transparency Act.
- Several publications are being updated.

CAMICB Liaison Report

Mr. Traidman reported on recent activities of the Community Association Managers International Certification Board, including:

- Working on accreditation projects.
- Preparing webinars.
- Retention rate is 87.4%.

BACKGROUND REPORTS

Membership

Ms. Wallace reported that May membership numbers are down slightly, and June numbers will be available next week.

Global Relations

Mr. Skiba reported on recent and upcoming activity outside the United States, including:

- Mexico and Brazil—Ms. Bauman presented at managers conferences in June.
- Spain—President D’Mello, Mr. Skiba and Ms. Bauman attended managers conference in June.
- Australia—President D’Mello, Mr. Skiba and Ms. Bauman will be attending the Strata Communities Australia conference in July.
- South America—President D’Mello, Mr. Skiba and Ms. Bauman will be attending managers conferences in November.
- Saudi Arabia—President D’Mello has meetings scheduled in July.

BOARD MEETING EVALUATION

Mr. Butler served as monitor for the meeting and briefly shared his observations with the group.

There being no further business, the meeting adjourned at 2:11 p.m.

Jennifer M. Flynn, GSP
Secretary