

Conquistador Condominium Building V  
Board of Directors Meeting Minutes  
Thursday, November 20, 2025

Call to Order by Laura Ronayne at 3:55pm.

Roll Call: Present were:

Laura Ronayne

Ginny Garlock

Janet Campbell

Charles Encarnation, via phone

Diane Encarnation, via phone

Bonnie Guenther, CHA General Manager

Secretary's Report:

Janet Campbell, Secretary asked if there are any additions or amendments to the minutes to our 11/21/2024 Annual BOD Meeting. Being none, Janet moved that we dispense with the reading of and approve the November 11, 2024 minutes. Motion was seconded and passed unanimously.

Approval of the appointments of officer position:

Janet Campbell, moved to appoint the following officer positions for 2026:

Laura Ronayne, President

Diane Encarnation, Treasurer

Janet Campbell, Secretary, Vice President

Tina Dessio, Director at Large 1

Ginny Garlock, Director at Large 2

Motion was seconded and passed unanimously.

Adoption of 2026 Budget: Diane Encarnation, Treasurer reported:

As I stated previously, we have to amend our figures, and vote on those amended figures which are a little lower than we originally said. Diane made a motion to approve the Budget with the newer amounts. Motion was seconded and approved unanimously.

Type A units - all inside units      \$ 894/month

Type B units – 101,102,107,108      \$ 935/month

Type C units – 1 bedroom              \$ 708/month

Type D units – 3 bedroom              \$1,080/month

Appointments of Check signers:

Laura Ronayne, President asked how many signers we need. Diane Encarnation, Treasurer answered that it's best to have three and that they be full timers. Bonnie Guenther, CHA General Manager stated all BOD are check signers. Each will receive a form to be completed.

Appointment of CHA Representative: Laura Ronayne, President reported:  
Laura Ronayne, Janet Campbell and Roxana Scaffidi will be our CHA representatives.

Appointment of LRA 1 Representative: Laura Ronayne, President reported:  
Sally Pearson will be our LRA 1 Representative, Diane Encarnation will be the alternate.

Janet Campbell, Secretary asked if there were any questions. Being none, Janet moved that the meeting be adjourned at 4pm. The motion was seconded and passed unanimously.

Laura Ronayne  
President

Janet Campbell  
Secretary