

The Lofts at Westinghouse Condominium Association

Board of Managers Meeting Minutes

September 28, 2020 6:45 -- Virtual Meeting via Zoom

Present: Pam Ross, Carole Allen, Matt McKee, Matt Hogan
Jim Sisk of R. Brown Partners

The September meeting of the Board of Managers was held on September 28, 2020, at 6:45 PM via Zoom (due to the 'stay at home' orders to prevent the spread of COVID-19 virus). A quorum was established with the following managers present: Pam Ross, Carole Allen, Matt McKee, and Matt Hogan. Also present was Jim Sisk of R Brown Partners.

6:45 Open forum. A request was made to allow residents to squeeze through the fence at the side entrance by leaving it a little looser.

7:10 Regular meeting called to order.

1. Minutes of the August, 2020 meeting were approved.
2. **Budget:** The board reviewed the August financials and continued to discuss SREC funds owed/anticipated and CPA charges.
3. **Maintenance:** The electronic door opener fobs and receiver were adjusted and seem to working much better.
4. **Safety/Security:** Front entrance gate was discussed further and is in consideration by Motherbrook.
5. **Draft Remote Meeting Amendment** was considered. The board is continuing to consider a remote approval process with electronic signature to address the change to the condo documents to allow remote meetings and voting.
6. **Other items:**
 - a. 2nd Floor repair still on hold to find a way to do it without denying access to units for the duration of the repair.
 - b. The Gyms will remain closed due to inability to adhere to protocols of use during COVID-19 health emergency.
 - c. Upholstery and rugs in common areas were cleaned.
 - d. Cintas mats change schedule is still in progress.
 - e. A proposal for adding pavers to the "park" area was presented remotely after the meeting and was approved with additional discussion and request for a drawing of the plan.

8:19 Meeting adjourned.

Next Meeting: October 26, 2020 at 6:45 via Zoom .