

## The Lofts at Westinghouse Condominium Association

### Board of Managers Meeting Minutes

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

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

The December meeting of the Board of Managers was held on December 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, Chris Leuth, and Matt Hogan. Also present was Jim Sisk of R Brown Partners.

**6:45 Open forum.** No issues brought before the board by owners.

**6:53** Regular meeting called to order.

1. Minutes of the November 2020 meeting approved.
2. **Draft Remote Meeting Amendment:** The last necessary signatures from Motherbrook have been received making remote meetings legal and will be recorded.
3. **Budget:** The Board discussed the final numbers for 2020 and the budget for 2021. No final decision on increases has been determined at the time of this meeting but will be forthcoming shortly.
4. **Maintenance:** issue with leaking water in the lobby by the bathrooms is being investigated. Two leaks were reported during recent rain storms and were addressed. They seem to have been resolved.
5. **Safety/Security:** Security gate (see below).
6. **Other items:**
  - a. Motherbrook Update: Security at the front gate is hitting a pause because of cost and operational issues. Motherbrook board is looking at a security guard overnight. Motherbrook wants to try it for a month. More to come. Nothing definite on the Power Plant building – still looking at Cross-fit and a brewery.
  - b. The park area is still in the planning and ordering stage but with snow and winter here, it will likely not happen until Spring. The board will ask for an update from the vendor.
  - c. Art Committee is in talks to allow an artist to install a new show this winter.
  - d. An owner requested rental use of a common area space on a temporary basis for a personal business. The board has suggested a couple of other options to check out that might better.
  - e. Snow removal for the December snow storm was not up to par and the vendor was notified.

**8:39** Meeting adjourned.

**Next Meeting:** January 25, 2021 at 6:45 via Zoom .