

The Lofts at Westinghouse Condominium Association

Board of Managers Meeting Minutes

September 12, 2022 6:45 -- Virtual Meeting via Zoom

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

The Board of Managers held the monthly meeting on September 12, 2022, at 6:45 PM via Zoom to discuss preparation for the Annual Meeting. A quorum was established with the following managers present: Pam Ross, Carole Allen, Matt McKee, Matt Hogan, and Chris Leuth. Also present was Jim Sisk of R Brown Partners.

6:45: A resident asked if the trash barrel by the front door could be cleaned with bleach. It's pretty bad right now. No other issues or requests have been brought up.

1. **Minutes** of the August 2022 meeting were discussed and approved.
2. **Budget:** The board reviewed the latest financial report.
3. **Motherbrook items:**
 - The brewery should be opening this month.
 - Bosse is still scheduled to open in October.
 - Planter replacements are moving along.
 - Scheduling line painting
4. **Maintenance:**
 - The elevator doors are still not repaired. Steps going forward were discussed.
 - Still having trouble with pest control. Probably coming from the other side of the park fence where the busses are stored.
 - Second floor hallway floor will begin in October. There will be some restrictions for walking and some ventilation help.
 - Still need to follow up on leaks
 - Window replacement of some common windows need to be scheduled.
5. **Other items:**
 - Lobby refresh: Directory is done.
 - The Art Fair was a success and we might repeat it but will need more helpers.
 - The board will ask legal to draft the next version of the changes to the condo docs relating to limiting rental of condos so that we can move forward with a vote.
 - Other updates: up-lighting for the park is done, the lighting in the gallery has been updated.
 - Solar reporting has been upgraded to 4G but we don't have access to monitor production which we would like.
 - Loftoberfest: The committee has been formed and given a budget. It will be October 22nd.

8:21 Meeting adjourned.

Next Regular Meeting: October 19th, 2022 at 6:45 via Zoom.