

The Lofts at Westinghouse Condominium Association

Board of Managers Meeting Minutes

March 18th, 2024 7:00 Virtual meeting via Zoom

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

The Board of Managers held their delayed February on March 18th, 2024, at 7:00 PM via Zoom. A quorum was established with the following managers present: Pam Ross, Carole Allen, [Chris Leuth](#), Bernie Lynch and Matt McKee. Also present was Jim Sisk of R Brown Partners.

7:00 PM A resident reported potential use of the dumpsters not related to the lofts. We will be following up on that.

1. **Minutes** of the January 2023 meeting were discussed and approved the one change.
2. **Budget:** The board discussed financials.
3. **Limiting rentals clause:** The legal letter will go out shortly with an announcement that the board will be available prior to our April meeting for a Q&A session for anyone with remaining questions.
4. **Plans for the combined M-units**
The letter for reimbursement for legal fees for the combining of the M units has not been mailed yet but is on the manager's list of important tasks.
5. **Motherbrook items:**
 - Pot holes were filled. Trash cans by the busses need to be addressed.
6. **Maintenance:**
 - Elevator door damage repairs not done (see note below under "Other items").
 - Guest parking spaces being abused
 - The directory and images of artists in the building needs to be updated.
 - The elevator needs a security update for the Fire Department to have access in an emergency. We will see if they can add the security system for residents using it to access 2nd and 3rd floor units at the same time.

Other items:

The board discussed an occurrence of theft of a package from the mailroom.

The board also discussed the still remaining issue of reimbursement for the damage done by renters in Unit 301 to the elevators. The issue is still not resolved.

The gate to the park needs a sign describing how to operate the mechanism.

The board will be organize a community clean-up day for the park to take care of some organization that it needs, along with a good Spring cleanup.

8:30 Meeting adjourned.

Next Regular Meeting: April 17th.