

M59
MAINTENANCE MEETING
AUGUST 11, 2020

Present(virtually): Jodi Rice, Phil Dowling, Vic Vigil, Myra Belfiore, Rick West

Absent: James Lee

Resident's Forum preceded opening. Short discussion over "smelly" dumpsters.

President opened the meeting at 1:35pm

BALCONY INSPECTIONS

- Rick recommended that contract with FWC be signed and separated into 2 payments in Oct 2020 and Oct 2021(3% will be added to 2021 payment)
- \$37,830 total: \$18,950 in 2021; 19,565 in 2022
- These amounts will be reflected in 2021 and 2022 budgets
- JODI RICE MOVED TO ACCEPT THE CONTRACT AS STATED. It was seconded and approved 5-0.
- Inspections will begin in 2021 and continues in 2022. It will be/funded to Helsing Report in Reserve Budget.

BREEZEWAY

- Discussion was held regarding the Welcome contracts for breezeway cleaning. Nancy Bunch will be consulted by Rick in regards to contracts.
- It was decided:
 - That pressure washing of elevator landing area not necessary.
 - Stairwell washing to continue
 - Trash chute and trash chute room to be cleansed

MISCELLANEOUS

- A letter will be sent to owners of 5961,1a with a request to remove all belongings on outside/common area balcony.
- Jodi Rice moved that Nice Cans be hired at a cost of \$425 to clean M59 dumpsters. Moved, seconded and approved. 5-0
- Dennis Bell of Securitas responded to Jodi's letter expressing concern about garage thefts. The essential response was each resident needs to be more vigilant; Securitas doing more AW and HC patrolling.

POOL UPDATE

- Jodi, Phil and Myra will be meeting with M61 board on Thursday to discuss future of M61 and 59 joint pool expenses(63% to M59/ 37% to M61)M61 has paid \$8710 for costs relating to 2020.
- The Board approved an 85degrees daily temp in pool
- 10-year reserve plan (Helsing) is due soon. Board meeting will be needed for approval.

Jodi Rice submitted her resignation to Board. Nancy Werner was appointed as her successor with a term ending in 2021. Moved, seconded, approved 4-0. Nancy was also appointed as M59 board secretary. Moved, seconded, approved 5-0. Jodi remaining on Pool Committee until her departure for Indiana.

The meeting adjourned at 2:30pm.