HOA Minutes

5th Avenue Flats

504 Pearl Street, Denver

6/20/16

Call to order at 7:00 pm

Present:

Steve Stevens (Unit 2)

Natalie Austin (Unit 3)

Gloria Viglione (Unit 5)

Yoko Toyoda via proxy (Unit 7)

Sandra Steinbaum-Bondy via CC (Unit 8)

Thomas Scott via CC (Unit 12)

Linda Gille via CC (Unit 14)

Mike and Sharon Corage (Unit 15)

Matias Iriate (Unit 16)

Financials:

Thomas moved to approve

Sandra seconded

Unanimous approval

Board elections:

Natalie motioned for the board to stay the same

Mike seconded

Unanimous approval

Mike: President

Natalie: Secretary

Steve: Treasurer

Gloria would like to support the board

Improvements:

-Electrical issue

Unit 9: “failed” inspection

Unit 10: under contract / but electrical failed by inspector

Electricity – need a serious conversation about rewiring

Steve motions spending up to $1000 to have an electrical engineer come do an assessment

Natalie seconds

Unanimous approval

Thomas brought up adding to monthly dues to pay for this

Next steps: Talk to engineers, get references

-Sidewalks – need improvements – will continue seeking out folks to repair

-Roof on garage – not leaking, not a problem

If there is an issue with to roof, we’ll fix

-Issues with plumbing and the need to snake the line – Kady plumbing will come out tomorrow 6/21 – Linda will let us know the results of the inspection

-Will schedule a paint touch up date

-Lawn – ask to have weed control added

-Linda asked about Lori stepping down and new company stepping in – K3 will be taking over around July 1st – there will be a bit overlap

Any other discussion?

Can move to adjourn

Natalie: motion to adjourn

Mike: second

Can we share emails?

Will have the new management put together a mailing list

Ask new property management company to check all lock boxes to make sure there are keys in all lock boxes

All present agreed to have their email addresses shared

Lori will contact all home owners who aren’t present to see if they agree to having their emails shared

Meeting adjourned at 8:00 pm