

Minutes: Board of Directors meeting, June 2, 1987

Past Due Condo Dues:

George sent a letter to Nyel Stevens asking for a response by June 1.

We designed a form to use to send to owners whose dues are past due for two months, advising them of the 10% late charge.

We are concerned that we will be in the same trouble next year as we were this regarding the plumbing replacement work that needs to be done on the west side of the building if we continue to have a number of owners falling behind in dues payments.

Garbage Rate Increase:

Our garbage rate will be increased from \$78.90 to \$111.30 a month, effective this month.

We discussed ways of reducing the rate - this would need to be done by using a smaller size dumpster. We already have an occasional problem with the one we have overflowing, usually in those few times when someone is moving or someone outside the building uses the dumpster. We could get a lock for the dumpster to prevent outside users, but this seemed an unnecessary bother for an occasional problem.

We also discussed the possibility of setting up a recycling arrangement as a means to reduce the size of the dumpster. Since this would require someone eager to organize and monitor the process and since none of us wanted to take it on just now, we agreed to defer discussion until the annual Association meeting.

Key Saturday:

We need to verify that we can get into all the units in case of an emergency. Marilyn will organize a "Key Saturday" when she can check to be sure she has keys for all the locks on all the units. She will advise residents at least one week in advance and will make arrangements for those who would like to be home during the test.

Building Management:

We compiled a list of building manager responsibilities. Marilyn will pursue her investigation of people to take over these responsibilities.

Back Door Repair:

Connie Rocker is pursuing the repair of the back door. The repairman has a tight schedule; however, we are on his list.

Cleanup Day:

Saturday, July 18, from 10 AM to 3 PM will be a general cleanup day. We will send a notice out to owners and tenants 1 month in advance. The following locations need cleaning out:

- Storage Room 203
- Common area of the storage rooms
- Entry to the boiler room
- Meter room
- Hallways
- Stair landings

Planters and Landscape Maintenance:

George & Eliane are enjoying this maintenance for now; however, we do not see this as a specific board job - when they cease to enjoy it, we will discuss hiring someone for quarterly maintenance.

Mail Table Decor:

Eliane & George will work on getting something to fill the space beneath the mail table.

Insurance List:

Eliane will send the new list of owners and their mortgage companies to the insurance company.