

# Cardinell View Lofts Condominiums

## Board of Directors Meeting Minutes

April 3, 2017 @ 6:30 pm

Rogue Hall 1717 SW Park Ave.

BOARD MEMBERS PRESENT	Scott Trinkle - President, Andrew Ferguson, Kathy Kerr - Secretary, Mike Whiteford
BOARD MEMBERS ABSENT	Amy Spiker – Treasurer
MANAGEMENT PRESENT	Mandi Presler, TMG, Inc.
CALL TO ORDER	The meeting was called to order at 6:32 pm
APPROVAL OF MINUTES	Minutes from February 6 <sup>th</sup> meeting were approved.
HOMEOWNER FORUM	Interior painting has been completed. Window washing should commence on April 10 <sup>th</sup> .  Condos are being built on the lot south of the building. There will be a green strip between us.

### MANAGEMENT REPORT

#### FINANCIAL

Delinquency Report      No units are delinquent.

OWNER CORRESPONDENCE      There is noise in the outside garbage area after hours. Can something be done about that?  
Scott will post signs about quiet hours.

#### REPAIRS & MAINTENANCE

Exterior Windows      Cleaning is scheduled for April 10<sup>th</sup> – 14<sup>th</sup>.

Interior Painting      Completed.

Water leak      One unit has a leak that is from the unit above – the tub overflow valve.

Front Stairs & Stonework      Two bids were reviewed for repair work on the front stairs. The board would like to get more bids. Contractors submitting bids must be on TMG's approved contractor list.

Cigarette Butt Receptacle      The existing container has been damaged – again. A new one will be purchased. The board agreed to purchase a slightly higher cost model that is sturdier. It will also be moved away from the front stairway to near the bike rack on the sidewalk.

Retriever Towing      Retriever Towing signs in the parking lot will be replaced.

FOB System      Scott will review 2 proposals from Metro Link for a new system.

CenturyLink      TMG was asked to contact CenturyLink to request reduced pricing.

3<sup>rd</sup> Floor Exit Sign

The 3<sup>rd</sup> floor exit sign is dangling. TMG will call for repair.

Bike in North  
Stairwell

An abandoned bike in the north stairwell will be removed.

### EXECUTIVE SESSION

TMG will do a walk-through of the building on Thursday, April 7.

Donated artwork will be hung on the 5<sup>th</sup> floor

Notice to correct will be sent to the unit leaving mud in the north stairwell.

Next Meeting:

June 5, 2017. 6:30pm This is the annual meeting. This year we will look for a different, cheaper, easier to find and more fun place to meet.

ADJOURNMENT

Adjourned at 7:58 pm.