

Board Meeting
Cleveland House (CH) Unit Owners Association

January 8, 2013
Langston-Brown Community Center

Call to Order:

President Mary Rufe called the meeting to order at 7:10 pm.

Roll Call:

Board members Mary Rufe, Ken Matzkin, Arlyn Charles, Johanna Sheehan, and management company representative Carol Cornwell were present as well as owner David Vaughn.

Open Forum:

An owner questioned the integrity of the plumbing in the building. The Board advised that any preemptive measures would have to be taken at the owner's request and expense.

Approval of November 5, 2012, Minutes:

Approved as amended.

Treasurer's Report:

All CDs have been renewed and \$200,000 are invested in money market funds. The Board asked that the GHA financial manager make recommendations on how to invest that amount more profitably.

The board approved unanimously to amend the rules for requesting individual pest control service. The updates will be sent to all owners.

Regarding the Verizon bills for telephone service to the building: A Verizon technician was asked to come to the building for a physical review of actual lines and their use.

Management Report:

Old Business.

The Board requested bids for removal of the steps on our property (going to the 7-11 building), planting of a couple of trees for privacy, and installation of a fence between the 7-11 building and CH parking lot.

American Boiler has been contacted to replace the flow switch on the hot water heaters.

Matters for Board Action/Discussion/Information:

New Business:

The Board requested bids for architectural grills to replace the outside coverings of the HVAC vents.

The Board agreed to wait till spring to get bids for the repair of the HVAC closet ceilings that need repair.

Parking space 24 has been erroneously opened for parking when the parking lot was repaved. The Board agreed to return the space to a No Parking zone large enough for truck access (by the dumpsters).

Next meeting:

February 5, 2013, at 7 pm

Adjourned:

The meeting was adjourned at 8:20 pm.

Respectfully submitted,
Johanna Sheehan