

Board Meeting
Cleveland House (CH) Unit Owners Association
August 1, 2017
Langston-Brown Community Center

The meeting was called to order at 7:03 pm.

Roll Call:

Board members Mary Rufe, Ken Matzkin, John Juilfs, Johanna Sheehan, and management company representative Marilu Menendez were present.

The board unanimously approved the minutes of July 11, 2017, as amended.

Treasurer's Report:

The management company acknowledged that the MMKT (money market) account held by Union Bank was converted into a CD in the amount of \$99,000.00 at 1.15%.

2018 Proposed Budget Report:

The board unanimously approved a zero (0) % increase to the 2018 budget.

Management Report – Old Business:

The board ratified the option to have Waste Management install an eight (8) foot recycle dumpster to replace the six (6) foot current dumpster to accommodate the increase of large amount of recyclables.

Arlington County issued a violation notice that the floodlights in front of the building were not in compliance. This issue has been addressed with Arlington County and Dominion Electric. Installation of a streetlight to meet the lighting requirements for the County is pending. This work will be preformed at the County's and Dominion's expense. One (1) light would be added to an existing pole.

Board Discussions:

The board discussed replacing windows and glass sliding doors to save on energy consumption and enhance the appearance of the building. A request for the management company to obtain estimates has been initiated, and the issue will be discussed further.

The board previously approved upgrading the bathroom in unit 100. The initial work will be started in August 2017 to include a new toilet, new tiles, and new floor. The outstanding issue is upgrading the tub.

Housekeeping Items:

Cleaning or replacing the balcony/patio canvases for units 100 and 101, and have the landscaping company cut back the shrubs in the area; and
Re-painting the balcony/patio railings for units 100, 101, 112, and 113.

Executive Session:

The board went into executive session at 8:00 PM to discuss delinquencies. The board reviewed all items and asked the management company to take follow-up steps.

Next meeting:

The next meeting is scheduled to take place at Langston-Brown Community Center on Tuesday, September 5, 2017, at 7:00 pm.

Adjourned:

The meeting was adjourned at 8:20 pm.

Respectfully submitted,
Johanna Sheehan