

MINUTES

METROPOLITAN GRANDVIEW CONDOMINIUM ASSOCIATION

JANUARY 9, 2018

Board Members Present: Mark Fazzina, Gregory Georgia

Also Present: Jennifer Koval (KRG Management), Rusty Furno & Allison Beecher (205), Danielle Orsagh-Yentis (202), Greg Pastor (201), and Chuck Tinknor (406)

The meeting was called to order by President Mark Fazzina.

Management Introduction

Jennifer Koval was introduced as the new property manager for the Association. She briefly went over her background and inquired on any questions. No additional questions or concerns were voiced regarding the management.

2018 Budget Review

Mark went over the 2018 budget and advised all owners that the board did not want to increase dues this year. The board has been working hard to renegotiate many vendor contracts. Greg has reduced the cost of the janitorial cleaning, property insurance as well as fire suppression. Jennifer will schedule a building audit for the electric consumption and work on reducing the overall cost and researching replacement of bulbs to reduce electric usage in the common areas. The owners were also notified of The Reserve Fund Study that will be performed by Criterium- Liskay Engineers in the spring of 2018. The study will help forecast the funds needed for the association reserve funds. The cost of the study is \$3,500.00.

Resident Engagement/ Involvement

Greg mentioned that he is personally taken care of trash/ recycling for the property when large items are left in the garage (he breaks them down and places them in the large trash containers in the alleyway, etc.). It would be helpful if more residents disposed of the trash and debris properly. The city will be contacted in order to receive some recycling bins.

Board Member Nomination

The association is currently looking for a 3rd member of the board. Please contact Jennifer, Greg or Mark directly if interested in joining the board.

Parking Garage

Recently, as many of you are aware, someone followed a car into the garage. The garage doors are on a delay so it is important for all owners to be aware of your surroundings and if anyone follows you into the garage area, you should contact law enforcement.

Nothing further was reported from Kohr Royer Griffith or board members.

The meeting was adjourned.