

**DAKOTA LOFTS**  
**Management Meeting**  
**August 6, 2001**

**MINUTES**

**Members Present:** Bill Kriegbaum, Matt Smith, Jacob Nuttall and John Greene.

**I. Called to Order**

Bill Kriegbaum welcomed everyone and called the meeting to order. Minutes from the July 9, 2001 were approved. It is noted that Jacob Nuttall was not present in July's meeting.

**II. Financial Report**

John Greene reviewed the financial report with the Committee. The Committee approved the financial report as presented.

**III. Board Reorganization**

Bob Feldott has resigned because he has moved out of state. The Committee voted to have Bill Kriegbaum for President, Jacob Nuttall for Secretary, and Matt Smith will be the treasurer.

**IV. Continuing Business**

**A. Review Houserules**

The Management Committee approved the final draft of the House Rules. Bill Kriegbaum will put these together and give them to John Greene. CPI will mail these to all Homeowners and Tenants.

**B. Parking Structure**

Bill Kriegbaum and the Attorney have been working on a letter for the Homeowners regarding the status of the parking structure. There will be a meeting on August 31, 2001 with all parties involved with the parking structure. The Committee authorized a \$10,000 limit for Ned Harden services.

**C. For Sale / Rent Sign**

Pro Sign has not completed this project. It is in the process of being completed.

**D. Lower Garage Ventilation**

Chuck was unable to find manufactured parts for ventilating the lower garage. Chuck will make a ventilation system and have this ready by August 25, 2001.

#### **E. Parking Assignments**

In order to record the parking assignments there needs to be a special Homeowners meeting with a 100% approval for the parking. There will be a discussion at the next Board meeting when this special Homeowners meeting will be scheduled.

#### **F. Lower Parking Garage Door**

The Management Committee feels there is a need to have a new garage door installed. Matt Smith will discuss with Crawford Doors the possibility of installing a new garage door. Lenox sent a letter to the Committee stating that if a solid garage door was installed on the south entrance this could damage the Air Conditioning due to heat. The Committee said that installing a garage door would not cause damage to the AC because it is already warm in the garage. The Committee approved to install the lower garage door on the south entrance.

#### **G. Finish Painting Hallways, Doors, Etc.**

On August 18 Brad will paint any remaining doors that have not been completed. A letter will be sent to all Homeowners and Tenants who have not had their door painted. In addition, the Committee would like Brad to paint the door trims on the inside of the stairways.

#### **H. Earthquake Insurance**

There is a \$6 million blanket coverage on the property with a \$300,000 deductible.

#### **V. Open Issue Log**

John Greene reviewed the open issue log with the Committee. The Committee would like to add to the log the following issues: there needs to be a date of when the water softener was installed, and the Committee would like a sign posted in the lobby the name and telephone number of Cirrus Properties, Inc. In addition, the Committee would like the gates on the West Side re-coded.

#### **VI. Committee Reports**

##### **A. Olympic Rentals**

Bill will draft a letter for all Homeowners in regards that Homeowners have the option to rent their units during the Olympics and it must be a one-month lease. The Committee suggests that they use a real estate company that will be leasing units for the Olympics. There will be a \$200 charge payable to the Association to Homeowners who will be

renting their unit to pay for any damage to the building. Homeowners need to inform the Management Committee of names who will be renting out their condominium.

**B. Cleaning**

The Committee would like the cleaning company to clean the inside of the storage area, clean the water and venting pipes in the hallways, clean the garbage area, and around the building.

**C. Letter To Robert Wright**

The Committee would like a letter sent to Robert Wright in stating that he needs to send a request to the Board stating that he would like to keep his sign on the building identifying as long as there are no alterations or changes to the existing sign.

**VII. Other**

- A.** The Committee said that any Homeowners who would like special permission to add, remove, alter, etc anything to the outside of their unit needs to submit a notification to the Committee for approval or disapproval.
- B.** Bill submitted some plans to alter the outside railing and raise it so it meets code and add a screen door to his patio door. This was reviewed and approved by the Management Committee.
- C.** Lance Sweedish contacted John Greene and he stated that the Lakota Restaurant went out of business and Lance would like to place "For Lease" signs in the window. The Committee approved to have a 2 X 3 sign placed in the window.

**VIII. Adjournment**

There being no further business the meeting was adjourned. The next meeting is scheduled for **October 1, 2001 at 7:00 p.m.** in Bill Kriegbaums unit.