

DAKOTA LOFTS
Management Meeting
June 3, 2002

MINUTES

Members Present: Bill Kriegbaum, Jacob Nuttall, Bob Feldott, Chamonix Wilson, and Matt Ungerman.

Absent: Hank Louis

I. Called to Order

Bob Feldott welcomed everyone and called the meeting to order.

II. Minutes Corrected and Approved

Minutes from the May 6, 2002 meeting were corrected and approved.

III. Financial Report

Matt Ungerman reviewed the financial report with the Committee. The Committee approved the financial report as presented. Some questions were raised and discussed regarding accounting shortfalls. These issues will be addressed with John Greene. Bob Feldott is currently working on a 10 year Business plan for the Association, with provisions for fee increase, budget modification, and increased savings. More discussion will follow in the upcoming meetings.

IV. Status – Parking Structure

Bob Feldott reported that no new action has been taken since the last meeting.

V. Continuing Major Issues

A. Landscaping Changes

Chamonix has contacted several landscapers for bids and ideas on landscaping redesign. She requested an estimate on how much the Association might be able to spend on the project, and the Board agreed on around \$10,000. The Board also defined and prioritized its objectives regarding the new landscaping design. Those goals being (in order of importance) Aesthetics, Low Maintenance, and Conservation. Chamonix will continue to work on this project.

B. Update on Natalie's Restaurant

CPI, Inc received several letters that were requested from Natalie's restaurant in regard to banner placement, satellite antennae installation and various other planned events. The Board reviewed these letters and felt that they were non-receipt and invalid. Bob Feldott is meeting with Lance Sweedish and a representative from Natalie's Restaurant on June 4, 2002 and will discuss these items. The Board established some guidelines regarding banner placement and those will be conveyed as well. The Board agreed that banners can be hung for no more than two weeks, non-consecutively per month, they

must be in good taste and well maintained, and the Board reserves the rights to ask that any of them be removed at any time.

C. Special Deviation Requests – Status

No deviation requests were received for the month of May.

D. Other Major Issues

The Board reviewed bids for adding additional ventilation to the lower garage area in order to vent hot air coming off of the A/C condenser units. Jacob will be researching a more cost-effective interim solution, such as temporary fans. The Board would like bids for painting the lower lobby area. They would like to same color used as that on the first and forth floor. It was also discussed that Chamonix might know of someone able to create a “graffiti art” mural on the large wall opposite the glass doors.

VI. Routine Issues List

Items to be added to the Open Issues Log: Clean A/C Condensers, resolve failed items and correct association address on the fire report, clean gutter and downspout that serves the roof over the north stairwell exit to 400 West, install door stopper on storage room door and remove cinder blocks.

VII. New Issues

A. Painting Lower Lobby

The Board would like bids for painting the lower lobby area. They would like to same color used as that on the first and forth floors. It was also discussed that Chamonix might know of someone able to create a “graffiti art” mural on the large wall opposite the glass doors.

VIII. Adjournment

There being no further business the meeting was adjourned. The next meeting is scheduled for **July 1, 2002 at 6:30 p.m.** in Bill Kriegbaums unit.