

AMBASSADOR | CONDOMINIUM
505 East Denny Way Seattle, WA 98122

Attending:

Tim Trohimovich, President
David Murphy, Vice President
Suzanne Heidema, Treasurer
Gaby de Jongh, Secretary
Dann Moomaw, Member-at-Large

Imran Karim, Member-at-Large
Dona Cutsogeorge, Member-at-Large
Lisa Lightner, Building Manager
Amra Fikic, Arynbyte

January 25, 2022
7:22pm

Ambassador I Regular Board Meeting

1. Call to Order
2. Election of Board officers:
 - a. Suzanne nominates Tim Trohimovich for Board President. Approved 6-0.
 - b. Suzanne nominates David Murphy for Board Vice President. Approved 6-0.
 - c. Gaby nominates Suzanne Heidema for Board Treasurer. Approved 6-0.
 - d. Suzanne nominates Gaby de Jongh for Board Secretary. Approved 6-0.
3. Meeting Minutes
 - a. Approval of December 20, 2021, minutes. Will review at February meeting.
4. Financial Report
 - a. December 2021 Financial Review
5. Old Business
 - a. Security – update on camera placement to capture the courtyard.
6. New Business
 - a. Net Operating Account Balance. Suzanne moved to set a minimum balance of \$20,000 in the net operating account and transfer the remaining to reserves. Tim seconded. Approved 6-0.
 - b. Suzanne made a motion to pay the gym flooring invoice for \$4,877.87 from Reserve Expenses, Tim seconded. Approved 6-0.
 - c. David moved to reimburse Suzanne for payment of the Zoom account expense for the next year, Tim seconded. Approved 6-0. The Board will reassess using Zoom or converting to MS Teams in October.
 - d. GoDaddy website has previously been paid for out of operating account by an automatic annual debit to the account. Suzanne made a motion to pay for

GoDaddy website out of the petty cash checking account by an automatic annual debit. Imran seconded. Approved 6-0.

7. Building Manager Report

- a. Challenges with painting over graffiti due to the texture of the paint. Tim suggested reaching out to the architect.
- b. Have bids out for painting the Gym. Placement of the existing and new mirrors, Imran will help with this.
- c. Fire Safety Pros will need to enter every unit for inspection in February. Amra and Lisa will work together to perform a key audit and messaging for the inspection.

8. Next Meeting Date: February 22, 2022 at 6:30

9. Adjourn. Suzanne moved to adjourn; Tim seconded. Approved 6-0. Adjourned 8:16pm.