

**Ambassador I Condominium**  
**505 East Denny Way Seattle, WA 98122**  
**Regular Board Meeting**  
**Minutes**  
**January 19, 2016 9:00 PM**

**Board Members Present:** Nick Hart, Steve Wilson, Tim Trohimovich, Brian Shineman, David Morse.

**Homeowners Present:** Suzanne Heidema

**Approval of the Agenda:** Approved

**Approval of the December Minutes:** Approved

**Election of Officers:**

- **President:** Nick Hart
- **Vice-President:** Steve Wilson
- **Treasurer:** Brian Shineman
- **Secretary:** David Morse

**Old Business:**

- a. declarations - next steps? We now have a 49% approval for the amendments. Follow up with homeowners.
- b. lighting - to be tabled until February.
- c. exterior windows - to be tabled until February.
- d. East stairwell chainlink bids - to be tabled until February.
- e. rear entryway and elevator flooring discussion - to be tabled until February.
- f. reserve study update from Brandon. Proposal is to come. Robin Cole will review the architect's bid.

**New Business:**

- Unit #102 water intrusion update. Action? Report from handyman Gary Gilligan, he wanted Brandon to look at the repairs. Discussion.
- Unit #202 bathroom is completely dry after repairs.

**Building Manager Report (Lisa Lightner):**

Many of the inspected units still had vinyl shut off valves. 18 units were not in compliance. Discussion of a time frame for inspections and follow up. Motion to have Gary prepare a bid for required repairs. Motion approved.

**Financial Report (Suzanne):** Given at the Annual Meeting

**Adjourn:** Meeting adjourned at 9.30 PM.

