

AMBASSADOR | CONDOMINIUM
505 East Denny Way Seattle, WA 98122

Attending:

Tim Trohimovich, President
Suzanne Heidema, Treasurer
Dona Cutsogeorge, Secretary
Imran Karim, Member-at-Large
Amra Fikic, Agynbyte
Jordan Ade, Member-at-Large
Michael Glasgo, Vice President
Lisa Lightner, Building Manager

March 28, 2023 6:30pm

Ambassador | Monthly Board Meeting

1. **Call to Order:** Tim called the meeting to order at 6:32
2. **Approval of meeting minutes:** Suzanne moved to approve the February meeting minutes. Michael seconded. It passed 6-0.
3. **Financial report:**
 - Suzanne gave the financial report.
 - **Ratify reserves transfer to operating account:** Dona moved to ratify the reserves transfer to operating account, Michael seconded. It passed 6-0.
4. **Old Business**
 - **Water loss updates:** restoration of 106 and 506 is currently underway. Restoration will begin in 606 next, which has the most damage. Lisa and Amra are fielding complexity with the insurance adjuster for one of the units.
 - **Internet security:** Jordan contacted Xfinity, which will send a technician out to our office to help upgrade our WIFI so that My Door View has the bandwidth needed to function correctly. Jordan moved to request Xfinity waive the installation fee and to be authorized to choose a 200 mg/second Internet plan, Tim seconded. It passed 6-0.
 - **Jetting/drain cleaning - moisture reading:** We've discussed this with a plumber we contract with who's very familiar with our building, and as a result are going to have Action Jackson jet out the 06 stack. Lisa will connect with PCAM on doing moisture readings.
 - **Landscape design:** the beds out front need to be prepared before any plants can be installed. If they're not, new plants won't thrive/survive as previous plants (dogs, trampling, cars, etc.) Lisa and Makie will start collecting bids.
 - **Zoom account renewal:** Reimbursement to Suzanne. Jordan moved to reimburse Suzanne for the Zoom account renewal, Michael seconded. It passed 6-0.
 - **Unit 304 City of Seattle rental registration – reimbursement:** Jordan moved to reimburse Suzanne for the City of Seattle rental registration, Michael seconded. It passed 6-0.
5. **New Business**
 - **602 repairs:** Lisa will ok Eddy's Painting to work on this. Suzanne moved to have Eddy's Painting do the drywall repairs to 602, Imran seconded. It passed 6-0.
 - **Four Seasons Glass invoice:** Lisa will contact Four Seasons to ask if we can have the plywood panels they installed, so that we have them on hand if we need them. Jordan will investigate other emergency glass options so that we can develop a plan for any future exigencies. Suzanne moved to categorize the Four Seasons Glass invoice as a reserves expense, Jordan seconded. It passed 6-0.
 - **Window washing:** Amra will schedule with Paneless to do in the near future.
 - **Window screen replacements:** Lisa will do outreach to the window company next week.
 - Status of carpet replacement: we will revisit this when the remediation work is finished.
 - **Courtyard mats:** Dona moved to get uniformly-sized courtyard mats, Tim seconded. It passed 6-0.
 - **Courtyard and walkways maintenance:** Lisa will add blowing to her tasks.

- **Water loss - proactive scoping:** none of the current work includes scoping. If our plumber thinks it's worth checking out, we will discuss.
 - **CD investments status:** the bank rep who's working on this has been out of town, and Suzanne has been out of town. The interest rate is now better, so she'll contact the bank and follow-up with the Board.
6. **Next Meeting:** April 25, 2023
 7. **Adjourn.** Suzanne moved to adjourn at 8:03; Michael seconded. Approved 6-0. Adjourned 8:02 pm.

Written by D. Cutsogeorge