

**Wireworks Condominium Association
Executive Board Meeting
July 13, 2017
Minutes**

Call to Order- The meeting was called to order at 6:00 PM. In attendance was RMM Management member Ann Marie Fahringer and Board members Kathie King, Jed Masloff, Joe Kilbride, Tom Monahan and Rich Mattio.

Information Items

Fire Escape Inspection-The service of a licensed engineer was required to prove to the City we do not have a functioning fire escape therefore do not need to have the required inspection.

Old Business

Documentation of persistent roof leak on 5th floor. Addressing issue.

New Business

- Planting of Boston Ivy- Entrance wall on Race Street to replace the old dead vine. Total cost of \$550 including planting Boston ivy in place of old dead plants.
- Preservation Alliance Report- Every June the Preservation Alliance inspects building. No high-level priority concerns were found and the Wireworks building continues to be in good standing. Non priority items were reported to be tabled for another year.
- 2018 Exterior Work- Planning repairs of the Cornice and other exterior paint work pointed out by Preservation Alliance. Estimated cost is \$16,000.
- Lobby Furniture- Replacing lamp and table in lobby. Considering new chairs as well.
- Annual Meeting- Scheduled for Wednesday November 1.

Financials

1. **Budget Comparison/ General Ledger** – The financials were reviewed and are under budget. The Board reviewed a preliminary budget for 2018.
2. **Reserve** – We continue to contribute to the Reserve.
- 3.

Executive Session

1. **Delinquency-** The Board reviewed the current list of delinquent association dues. A number of delinquencies have been collected. Management, under the Board's direction, will continue to pursue delinquent fees per Wireworks policies.

These Minutes are not intended to be a verbatim transcription of the proceeding and discussions associated with the business on the Board's agenda; but rather, is a summary of the order of business and general nature of testimony, deliberation, and action taken.

Adjournment: 6:50PM

Next Meeting: TBD

Respectfully Submitted,
Rich Mattio