

VALHALLA 12 BOARD OF DIRECTORS
Meeting June 26, 2020

- * A meeting of the Board of Directors of the Valhalla Building 12 Association was held on Friday night, June 26 in the Valhalla Party Room. All board members were present including President Bob Retzlaff, Vice President Jim Iverson, Secretary Mike Seery, Treasurer Nikolay Voskoboev and member Linda Kermes. Also attending were General Manager Stacy Wilhelm and several Building 12 owners.
- * The General Manager outlined several guidelines that Association's follow while conducting board meetings. Board meetings are open to all owners, but participation is restricted to only board members. Owners are able to attend and take notes but are not able to interject or vote on matters discussed. However, there are matters that would call for a closed session, meaning only for board members. Closed session matters are to ensure confidentiality, much like HIPAA (example: personnel issues, or legal matters).
- * The business session followed with the following issues presented. Vice President Iverson noted that a resident requested that an automatic door opener be installed in the door from the inside garage to the lobby making it easier to enter. The board discussed the best way to get owner insight on this request, either using a survey or special meeting of the owners. After further discussion the board will further look into a special meeting of the owners to discuss the door opener along with the findings from the Unit 100 Committee.
- * Discussion varied widely on other issues. Balcony repairs and caulking is estimated to begin with the upcoming couple of weeks, weather permitting. It was also noted that repairs are being scheduled to repair the waste trap located under the indoor garage. Further information was requested on the length of the project and resident parking during the repairs. The matter of the requirements of carpet vs. laminate flooring in units also was discussed. It was further mentioned that the hallway carpet shampooing would take place on Tuesday June 30th.
- * It was noted that the current Building 12 budget has a balance of nearly \$189,000. It also was noted that Rochester Public Utilities will do a free energy assessment for owners upon request. Information regarding this is posted in the lobby for owners.
- * On motion, the meeting was adjourned at 8 p.m.

SUBMITTED,
Bob Retzlaff, President