

**EMPRESS CONDOMINIUM
BOARD OF DIRECTORS MEETING
Thursday, November 21, 2019
Location: Social Room**

MINUTES

1. CALL TO ORDER

Carl Visscher called the meeting to order at 10:30 a.m.

2. PROOF OF NOTICE

Notice of meeting was posted in the Mail Room and mailed on November 7, 2019.

3. ROLL CALL

Present: Mike Vinyon, Carl Visscher, Carl Valdiserri, Bob Christianson; Steed Johnson was present by telephone. Howard DaCosta, Property Manager was also present.

4. APPROVAL OF MINUTES

Carl Valdiserri made motion to approve the minutes from October 31; seconded. Unanimously approved.

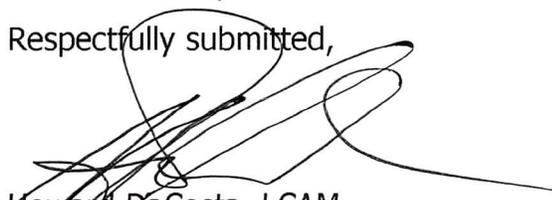
5. NEW BUSINESS

- ❖ 2020 Budget - Mike Vinyon reviewed the 2020 budget. Mike Vinyon made motion to accept the 2020 budget; seconded by Bob Christianson. Unanimously approved.

6. ADJOURNMENT

Bob Christianson made motion to adjourn; Carl Valdiserri seconded. Approved unanimously.

Respectfully submitted,



Howard DaCosta, LCAM
For the Board of Directors
HD/dlt

Subject to Approval

**EMPRESS CONDOMINIUM
BOARD OF DIRECTORS MEETING
Thursday, November 21, 2019
Location: Social Room**

MINUTES

1. CALL TO ORDER

Carl Visscher called the meeting to order at 10:35 a.m.

2. PROOF OF NOTICE

Notice of meeting was posted in the Mail Room and elevator on November 19, 2019.

3. ROLL CALL

Present: Mike Vinyon, Carl Visscher, Carl Valdiserri, Bob Christianson; Steed Johnson was present by phone. Howard DaCosta, Property Manager was also present.

4. APPROVAL OF MINUTES

Carl Valdiserri made motion to approve the minutes from October 31, 2019; Bob Christianson seconded. Unanimously approved.

5. TREASURER'S REPORT

Mike Vinyon gave an update on the Empress financials and answered questions on the Reserves.

6. OLD BUSINESS

- ❖ Elevator Modernization – Jaimie Kiefer gave a brief update on the Committee's progress in preparing the initial statement of work.
- ❖ Pool Deck – Carl Valdiserri met with the contractor and gave a brief explanation of the paver project details and recommended that the project move forward. Carl Valdiserri made a motion to approve the Pool Pavers Project; Mike Vinyon seconded. Unanimously approved.

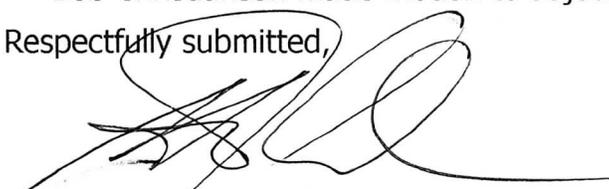
7. GENERAL DISCUSSION

- ❖ Discussion with regard to Empress decorations that were removed. Moving forward, any Empress decorating must go through the Social Committee.
- ❖ Discussion with regard to drones flying near the building.
- ❖ Mike Vinyon explained the building insurance costs.
- ❖ Discussion regarding storage facility proposed for across the street.

8. ADJOURNMENT

Bob Christianson made motion to adjourn; Mike Vinyon seconded. Approved unanimously.

Respectfully submitted,


Howard DaCosta, LCAM
For the Board of Directors

HD/dlt

Subject to Approval