

**THE TOWERS AT CHEESMAN PARK
BOARD OF DIRECTORS MEETING**

May 31, 2011

Board members present: Greg Eisler, President; Peter Boes, Vice President; Michael Flaherty, Vice President-Communications; Mindy Marks, Member at Large; Carol Fausak, Secretary. Absent: Jeff Stanley, Treasurer

Weststar representative: Chris Ricketts, CMCA®

Homeowner: Paul Sloan

A. CALL TO ORDER

Greg called the meeting to order at 7:00 p.m. Noted that the next meeting will be held next month, June 27th.

B. APPROVAL OF PREVIOUS MEETING MINUTES (APRIL 25, 2011)

C. FINANCIAL REPORT

- 2011 Financial Review
- Financial Statement March 2011

D. UNFINISHED BUSINESS

- The Board has found it necessary to address smoke on the 9th floor. It enters other homeowner apartments and the 9th floor has a particularly offensive smoke odor. A letter and fine has been assessed to the homeowner responsible, but the Board is looking into a more effective long-term solution. If one is not found, other homeowners may sell their units to get away from the offensive and potentially threatening second-hand smoke inhalation. Perhaps polling other homeowners in the building about the possibility of making the Towers at Cheesman Park a smoke-free building has been suggested. But it is the homeowner's responsibility to assure that the smoke is contained in the unit, not allowed to escape to the hallways or other apartments. Products do exist that will aid in the attempt and it is the homeowners' responsibility to purchase them. Warning letters and fines will continue to escalate until the smoke is contained in the unit or more drastic measures against the homeowner are taken by the Board.
- Greg noted that this month was a particularly busy one for move-in/move-outs, with six being done in the last week alone. Greg has to be available during these times to limit inconvenience to homeowners re elevators, etc. In addition to that, the card readers for three washers were defective and homeowners were inconvenienced over the holiday weekend since repair was not available. A moving homeowner broke the garage door opener with a truck that was too large for the garage. The door was down for a considerable time; Greg had to make arrangements to assure the safety of the cars and entry to the building. Luckily

Jim, our security guard, was available to fill in until the repair team arrived. Greg is generally available 24/7, but the Board felt he should be given time off and offered to help during his downtime.

E. NEW BUSINESS

- Michael Flaherty, Nichez Design Studio, unveiled his logo designs for the Towers at Cheesman Park. Six presentations were made to the Board. It was very a professional approach, all the designs were in keeping with the building and its period. The final design will appear on the awning, doors, stationery, etc. to immediately identify the Towers at Cheesman Park. No final decisions were made at this point but the Board felt all the designs represent the Towers in a unique, elegant and professional manner. The Board expressed their gratitude for the work that Michael did and a commendation to him is hereby written into the Minutes.
- Another commendation was made for the building landscaping design. The Board felt it not only was an additional asset to the building, but the dogs appear to like the artificial turf intended for their use. Great Job!

F. ADJOURNMENT

Meeting adjourned at 8:30 p.m.

The next Board meeting is scheduled for Monday, June 27, 2011.

Respectfully submitted,

Carol Fausak,
Secretary

Approved: June 27, 2011