Westgate Park Condominium Board Minutes

Date: October 10, 2024

In Attendance: Marcy Smith, Steve Smith, Francis Brown, Paul Suarez, Cyrus Shojai, Anthony Chiodo, Mark Anker, and Tony Castiglione
- The Zoom meeting was called to order at 7:00 p.m.

Minutes:

Financial Report

- Lori Lerman is Westgate's new accountant.
- The attorney has sent a Notice to Cure to collect arrears with an additional $300 in legal fees to be collected.

Superintendent's Report

- Please see Tony's attached Superintendent's report.
- There was a large flood in the 119/3rd floor Laundry room that resulted in 6 inches of water going into the second-floor laundry room.
- There were complaints from residents about brown water coming from the city.
- 119/130 The renter moved out and knocked over the pole in the parking lot.
- The Bolmer lot storm drain collapsed.
- A sidewalk was added by the back entrance of 141.
- Cable boxes have gotten worse. Tony has called and emailed the cable company. No response as of yet.
- The new solar company found some issues with the current wiring. The wiring is being replaced. Complaints were made to Urban Energy. It is currently shut off and will be turned back on once repairs are made.
- Two trees were removed from the courtyard. They were leaning towards the apartment and were dead.
- Pool equipment was stored and the pool will be winterized.

Miscellaneous

- **Board Minutes** - The minutes from the previous board meeting were approved.

- **Elevators** - Work was to begin on the 111 Elevator at the end of October; however, some parts have not arrived yet.
- **Westgate Website -** Notices will go out regarding the new website. The certified financial statements will be added to the website.
- **Dog Policy** -. Owners are supposed to renew their application every 2 years. The board has currently not received any updated registrations. The Board needs to identify each owner who has a dog
- **Next Meeting -** The next meeting will be on Web X on November 21st.