

**LULU CITY ASSOCIATION
BOARD MEETING
June 24, 3:30 P.M. (MST) / 5:30 PM (EST)
Via Zoom Call
AGENDA**

1. Roll call, determination of quorum and certification of proxies. Jill Odell, Mary Koprowski, Andrea Booth, Dan Peterson, Barb Nazari, Nicki Bergstrom 6 out of 7 board members were present
Joe Glover – Unit 6F
David & Mike Zutler – Unit 5H
Ronnie Kluge – Mike Saur – Unit 5B
Jessica Hafich – Unit 5H
BBR 19 – ?
Jim Carlson – Custom Carlson
Pamela Shaker – Maurer – Unit 6M
Miten Patel – Unit 6P
2. Motion to approve/waive notice of meeting. Jill Made a motion to approve notice of the meeting. Seconded by Mary motion passed unanimously
3. Determination of quorum of Board – Majority of the total number of Directors seats (both filled or vacant). **Board is 7, Quorum 4 Act of majority of quorum of Directors is an act of the Board; 4 Votes = act of Board**
4. Approval of Agenda Jill made a motion to approve the agenda Andrea booth motion seconded by all in favor
5. Approval of the Minutes for the Board meeting on May 27, 2021 Mary approved the minutes – Jill seconded. All in favor .
6. Request from an owner to speak on an agenda item:
 - a. Ronica Kluge, 5B – install a garage door opener Nicki motion to approve Ronnies’ – barb’s seconded. All in favor.
 - b. Michael and David Zutler 5F – Trash project –asked when the trash project will be installed. Hot tub and pool question: what is the old decking going to be removed? CJ will be moving the old deck this week. Mike and David said the noise was extremely loud and that’s why it was moved to its current location. Suggestion enforcement of access
7. Old Business:
 - a. Jim Carlson:
 - Trash Enclosure Plans and permitting – UPDATE – Jim metal fabricators are delayed on another project planning to be there next week. Panels are fabricated but welding needs to be done on site – post needs to be moved. Installed soil nails Project is scheduled to take 3 or 4 daysced Timing wise
 - Moving of ski lockers to another location – meeting with Nick Bergstromm
 - Painting of new doors in building 5 & 6 – when weather gets warmer. Jim suggested a week or ½ out. To set up saw houses to paint and rehung.
 - b. Storage units for rent
 - Final Determination for rental of storage lockers – will contact kurt shugar for leasing
 - Request to be included for the lottery of units – 5 Storage spaces available – 3 in building 5 – 2 in building 6 -Update from **Andrea Booth** on list of owners’ request for storage
 - Owners – Bill McDermott – Unit 5A
 - Owners - Mark McLeod/Joseph Glover – Unit 6F
 - Others
 - c. Discuss Pool and Future plans –Update report from **Miten Patel** -
 - Pool Spa specialties letter -
 - Pool repair and update project from Miten - pressure testing the in-ground spa – 9 jets out of ten are working, one line is not opening up. Still plugged. Once it’s known then they

can pin down what can happen next. We are waiting for the cost for removal of fiber glass on the pool and hot tub.

- Elite spa demo quote

8. New Business:

- a. Financials: 3 scenarios for special assessment for pool
- b. Leak from Neal Elinoff unit into 2nd floor common hall & garage ceiling – Update on mitigation
Dan Peterson required shut off protector needs to be installed. Add to updated agenda
- c. Landscaping - 6 whiskey – flower baskets hanging
- d. Other: Covering for Backflow prevention devices

9. Next Board meeting date and place: July 22, 2021 3:30 pm

10. Adjournment: Dan Peterson made a motion to adjourn the meeting and seconded Jill O'dell