



Tuesday, February 5, 2008 7:05-8:10 p.m.

Topics discussed:

Cleaning crew. It was determined that the cleaning crew (MK Clean) will continue to come once a week on Thursday, to clean all common hallways and outdoor step areas. In addition, they will also be responsible to clean up any debris outside of units including the area between sidewalks and curbs and the areas outside of basement units. They will also be responsible to change any burned out light bulbs with energy efficient ones. If anyone has any comments regarding the cleaning service, please email Steve at steveoat1227@yahoo.com.

Parking space rental and ZIP cars. Currently our condo docs state that the parking spaces can only be rented or sold to current residents of Downtown 1 and 2. There are two spaces being rented to ZIP car which has posed ongoing problems. Several parking space owners want to change the condo docs to reflect the option to rent or sell outside of Downtown 1&2 residents. The topic of liability was brought up by Richard and is currently being investigated. There will be a questionnaire sent shortly to all residents, with three different options to decide the outcome.

Condo docs. As there are several versions of condo docs, Arvind and Christina have offered to help unify and update them.

Repainting lines between parking spaces. Richard is currently working on estimates to complete this task.

Engineering study. Richard has a few estimates out to complete the study. He will have final costs shortly.

Windows. Christina has been in touch with a contractor that will manufacture and install storm windows. If anyone is interested in obtaining more information, she can be contacted at cdwesty@gmail.com. Ellen has offered to help and let contractors into units.

Recycling bins. There will be two additional blue recycling bins added to the 12th street courtyard to accommodate overflow.

Sell statue in 12th street courtyard. Another attempt to sell the statue is under way. Steve will take responsibility for the task.

Air conditioning, fireplaces and dryer vents. The air conditioning condensation pipes need to be blown out in the Spring on an annual basis. This will be managed by Tilton Bernstein and a date will be given to residents to have access to their unit. In addition, they will schedule fireplace cleaning every three years. Dryer vents should be cleaned out annually and is the responsibility of unit owners.

Hot water tank temperature release (TPR) valves. Candice brought up the fact that they should be checked to make sure they are in working order. You can get more information here www.factsfacts.com/myhomerepair/pressurerelease.htm

Dead tree on 12th street. Candice is currently working on this and should be rectified by 04/31/08.

Condo board election. Candice had decided to step down from her current position as President of the Board. (Thanks for a great two years Candice. You will be missed.) Currently our docs state that the board will consist of three members, not four as we had last year. An election was held and the results were tabulated yesterday. The current board members are Guy, Tom and Steve. They will convene next week to determine their positions on the Board..

If anyone has any problems or concerns with their units, please contact Richard at [202.232.5247](tel:202.232.5247) ext. 11 or Richard@tiltonbernstein.com

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