

**Bay Square Condominium
Trust Trustee Meeting
Thursday, June 23, 2022
6:00 PM – on Zoom**

I. Board Members: Mary Moore, Meredith Leshkowich, Rebecca Rudicell, and Catalina Arboleda
Staff: Jamie McDonald
Owners: John Patrick

II. Minutes: Reviewed and approved May 2022 Meeting Minutes

III. Financials: Reviewed and approved May 2022 Financials: Operating Fund Expenses of \$440,498; Reserve Fund Balance (Estimate) as of May 31, 2022
of \$965,906

IV. Maintenance Report – Joe Andrade (Superintendent's report)

V. Management Review:

1. Old Business

2. A. Structural Review: Contract was signed with Copeland.
- B. Window Washing: Prime Multi Services came and looked and proposed: \$6,780 for cleaning; \$2,020 for boom lift; came highly recommended from another Thayer building. We all voted in favor.

3. New Business

- A. Spa Blower: was replaced and is now functional.
- B. Package Room Camera & Fob Reader: We approved getting the camera and fob reader for the package room.

VI. Future Capital Projects; Prioritization

and Planning: Capital Projects for 2022

- A. TBD pending engineering report

Executive Session:
NEXT Board meeting. Tuesday, July 19th at 6PM

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