**Washington Park Board of Trustees Meeting**

**Community Meeting Minutes**

**Jan. 27, 2025, via Teams**

**Present:** Rhonda Fisher, Barry Mahoney, Jeanne O’Connor, Ivy Rabinowitz, Barry Kaplan, Nikki Newell, Stephanie Grimaldi. Absent: Susan Lanich

**Board Meeting**

Quorum established at 6:03

1. **Secretary’s Report** – MSA with corrections
2. **Treasurer’s Report** – Nikki Newell (Brigs)
3. Current financial (budget, income, expenses) were briefly reviewed with no significant issues. Operating cash $86,561.75 Reserve cash $152,646.85 Any questions on the financial report should be sent to Nikki who will answer them.
4. The CD is set to be renewed with NCB on 2/2. Nikki checking to see if rates have changed since last quote.
5. **Management Report**
	1. Rental Unit – The unit is ready to be cleaned and painted.
	2. Board Portal -The WO (work order) system on the board portal was demonstrated and questions answered.
	3. Parking Passes After a lengthy discussion on implementing parking passes, the decision was postponed. Nikki will gather more information about how it might work
	4. 5 laundry rooms (30,40, 50, 60, 100) remain to be done; hallway at building 60 is being rehabbed. It was suggested pictures be taken before and after rehab.
	5. Storage unit rental charges will be sent 2/1/25. All large units are rented. 4 small units are available.
	6. Dumpster area. Violators who placed a mattress and chairs could not be identified.
	7. Parking streetlights. A motion was made to approve Dagle Electrical to repair the streetlights. MSA Electrician 165.48/hr., Bucket truck 79.83/hr.
	8. Parking Plan - Revised Site Plan sent to Norse Environmental. Waiting for review by the Andover Con. Com.
	9. Paving crack filling. A few potholes can be repaired by Eric but most need to be repaired in the Spring by a contractor. Nikki will get a quote.
6. **Open Discussion**
	1. The cost of the main water break on the side of Andover House beside the Dover parking lot will be taken from reserves.
	2. Barry K has made available several copies of his CDs containing all his WP files.

**Executive Session**

Board Meeting Adjourned at 8:15 PM

Respectively submitted.

J. Barry Mahoney, Secretary