



according to project phases - initial signing, mobilization, after testing and certification. Board agrees on 3 payments before December. Contract will be reviewed and signed.

### **Brass cleaning**

Board agreed project could move forward. Scheduled for September. Will utilize movie funds. (Note: \$10K check from HBO shoot has not come in yet.)

### **Elevators Modernization**

- Convergent (fobs) and Oracle met up last week.
- New elevators are being test-run.
- There is a date set for state inspection.

### **Entrance Lights**

The old lights were replaced by our electrician. However, residents the Wysongs note these new ones are black plastic now instead of industrial, look kind of cheap.

### **Movie Shoot Desk**

Board decides we are going to keep the upgrades made the security desk in the lobby as part of the HBO film shoot. Crew will be taking apart set soon. Board engaged in further discussion of general movie shoot logistics.

### **15th Floor HVAC**

Common area HVAC on 15<sup>th</sup> floor has been busted for some time. The freon was refilled but not long after problems resumed. We are being to next step is to replace water source heat pump, est. cost \$8500. Chinasa is getting a second estimate. However, Craig suggests asking about replacing the coil first, much more basic check and cheaper to fix. Ray has conflicting info from observation and supports second or third opinion too. Chris suggests we need to add common area HVACs to list of anticipated building capital costs.

### **11th Floor**

Report of mildew. Firestar will be out this week to check it out, treat as needed. Chinasa would like to ask Jackson to wipe off condensation from vents.

### **Treadmill**

The broken treadmill in the gym can't be fixed. We need a replacement, but Chinasa learned it would be about \$3500. John says he will ask his friend, a gym owner, for free/used machine. As for the gym as a whole, Ray says it has to be cleaned out, old equipment and things "dumped" there gotten rid of. Chinasa says she can call a company,

Heartland Fitness, who can inspect it and find things we can get rid of. Healey actually has a contract with this company for general equipment help when needed.

### **Sub-Basement Cooling Pump**

Trane has fixed it.

### **Generator Fuel**

Chris still hasn't heard anything back from vendors. No call-back.

### **Building Tours**

Wendy will begin giving monthly tours of the Healey starting in October. Tours are conducted in partnership with Atlanta Preservation Center.

## **EXECUTIVE SESSION**

The Board met for executive session.

## **ADJOURNMENT**

The HOA Board meeting adjourned at 8:20 p.m.