

Georgetown Condo Association Meeting Minutes

Date: June 16, 2026

Location: Milwaukee Public Library, Eastside branch

1. Call to Order: The meeting was called to order at **5:32 p.m.**

2. Attendance and Introductions

Introductions were made among the new neighbors, JC, and Willie.

Dianna Lee and Sara Menke-Kemp were confirmed as new board members.
Thank you to Stacey Dickert for her tenure.

A proxy for unit #6 was noted.

3. Approval of Previous Meeting Minutes

The annual meeting minutes were presented for approval.

Motion: To approve the annual meeting minutes as presented.

Vote: Approved.

4. Maintenance Report

Storage Unit - Water

Water in the storage unit on SW corner was discussed. Further evaluation is needed to determine the source and appropriate remedy.

Glass Replacement

Kasdorf will replace the damaged/broken glass on back door

Maintenance List

Glen will revisit the outstanding maintenance list and provide an update.

Skylight replacement discussed -

The association discussed payment of the outstanding amount on a monthly basis at a reduced amount.

Motion: To make monthly payments at a reduced amount – approx \$60/month.

Vote: Approved.

The group also discussed whether payment should be made immediately or held until the final amount is determined. The decision was to **wait until the final amount is established before making the payment.**

Mini Split Air Conditioning Installation Approved

Concern was raised regarding noise from the compressors.

The group discussed establishing a requirement that the system operate below a specified decibel level.

Motion: To require the system to operate within an established decibel limit, installation plans require board approval.

Vote: 9 in favor; 5 opposed.

Result: Motion carried.

6. Gas Lines / Inspection

The gas lines will be inspected before the system is placed into use for fireplaces.

The group discussed the possibility of cutting and capping the lines, subject to the results of the inspection and further evaluation. Decision made to not move forward at this time.

The estimated cost of the electrical work to install gas stoves was discussed at approximately **\$3,100**, plus the cost of an appliance for Maria's unit.

The status of the gas service was also discussed. Gas is currently off in Unit 1, three units on the south side, and Maria's unit.

8. Violation / Complaint Policy Discussed

A graduated response to complaints was discussed:

- **First complaint:** Warning
- **Second complaint:** \$50 fine
- **Subsequent violation:** \$100 fine

Motion: To adopt the proposed complaint/fine structure.

Vote: Approved.

The policy will be formally prepared and circulated.

9. Open Forum

The following items were discussed during the open forum:

- The trees are looking very good; additional trimming is needed.
- Wallpaper was raised as a topic for future discussion.

10. Adjournment

There being no further business, the meeting was adjourned at **6:45 p.m.**

Respectfully submitted,

[Name]

[Title/Secretary]

DRAFT