**Kane Place Condominium Homeowners**

**Owners Meeting Minutes**

**Wednesday, November 6, 2024**

**1704 E Kane Pl, Unit J**

**Milwaukee, WI**

## Attendance

Nick Dobberpuhl

Nataliya Larionova

Jason McCoy

Gary

Sheeva Shabahang

Gregory Thomson

Jack

Beth Healy

Wayne Grabowska

**Call to order** at 07:05 pm on 11/06/2024

Agenda items:

- Review of previous annual meeting minutes (2023) - motion and seconded for approval all were in favor.
- 2024 Financial Status
- 2025 Budget and Assessments
- Old Business
- Structural repair in basement
- Elections

**Review previous meeting minutes**

Previous meeting minutes approved - nataliya motioned, Greg second

**2024 Financials**

Reviewed operating and reserve balances

No questions

**2025 Budget**

Board has set fees to $165 for utilities and $530 HOA fees
Itemized review of budget
No questions

**Old Business**

Unit I Construction Project:

- HOA board has taken legal action as structural alterations had been made without board approval
- Current status is unresolved as there has been minimal cooperation from the unit owner
- Foreclosure has been filed for outstanding HOA payments and bylaw violations

**Structural Repair in Basement**

Exposed, rusted rebar in a structural pillar

Budgeted this repair in the 2025 budget

Gregory Thomson, Unit A, will help consult on this project

**Election**

Nataliya moved to appoint Nick and Sheeva to the vacant positions on the board, seconded by Beth