

Question	Response
Wondering if anyone can speak to the plan for management or board to respond to the internal controls recommendations from Wegner in the audit?	<p>The following actions have been taken or will be taken to address the Auditor's comments on internal controls:</p> <p>(a) Documentation of reviews of Payroll Reports - GHI's Director of Finance has taken action to ensure that his reviews of payroll reports before and after each payroll run are documented.</p> <p>(b) Financial Education for the Board of Directors - For several years, GHI's Finance Director has held an annual training program for the Board on interpreting financial statements. The new Board will attend this training session on June 21, 2022. Members are also welcome to attend.</p> <p>c) Unfortunately, the new Yardi property management module system does not have a fixed asset module; hence staff must continue to manage the fixed asset register using a Microsoft Excel spreadsheet.</p>
Would the Board have any review of the contracts that are less than \$15,000?	The Manager has the authority to enter into contracts that are \$15,000 or less without review by the Board. He can, however, request the Board to review such contracts should he feel it is desirable to do so.
In the packet for this meeting, the Audit Committee has a survey. There is nothing listed as to how to submit the survey and to whom it should be addressed. Can the committee provide this information to the membership?	The draft survey in the 2021-22 Audit Committee Report is for the current Audit Committee to finalize and release for members to fill out, should it choose to do so. You do not need to fill it out or take any action at this time. If you have any comments you would like to share with the Audit Committee, please send an email to them at <a href="mailto:bjones@ghi.coop">bjones@ghi.coop</a> , <a href="mailto:gfisher@ghi.coop">gfisher@ghi.coop</a> and <a href="mailto:dbenack@ghi.coop">dbenack@ghi.coop</a> .
Stefan - is there a minimum required number of board members present, for votes occuring in closed meetings?	GHI's bylaws state that a majority of the 9-member Board (at least 5) constitutes a quorum at any Board meeting.
I live overseas and have reported my absences to GHI (government orders for work). How can I get GHI to stop mailing things to my unit in my name, or leaving things on the door handle?	All GHI departments have been informed and requested to direct correspondence to your new address.
Is special services addressing my gardenside flooding. Last year two staff come to see and discuss this issue.	A project manager from the Technical Services Department will meet you shortly to discuss the yard flooding complaint and what will be done to address the issue.
What is backlog time on maintenance requests?	On average, the response times are as follows: a) emergency work orders - 24 hours, b) routine work orders such as carpentry, electrical and plumbing work orders - one week. Response times for deferred work orders such as flooding in a yard , tub reglazing, fee-for-service etc. can take several months depending on the availability of resources.
Sorry to double dip, knowing your extensive duties. I am wondering if/when GHI will put solar panels on every townhouse. I am currently a member of Neighborhood Sun, a shared solar project located nearby, however I am not saving as much as I should be based on my low usage, which is problematic as a fixed income person, and the fact that I generate enough credit for my neighbors who use more to benefit from my usage. Since we are theoretically very concerned with environmental impact, I would like to see household solar panels be a priority as we move forward with improvements.	Individual GHI members may install solar panels on the roofs of their units in accordance with the provisions of GHI's Policies on Solar Photovoltaic Energy Systems and Solar Domestic Water Heating.
I am wondering how DKS was chosen as the maintenance company for our new HVAC systems. Both last fall and this spring I have had experiences with Annette Rease that point to poor management and scheduling skills on her part. I have no complaints about the gentleman that comes to do the service, though the seasonal maintenence is pretty minimal. Ms. Rease screwed up my appointment each season more than 3 times.	Two contractors, both of whom provided satisfactory service to GHI in the past, submitted bids for a two-year contract to maintain HVAC split system heat pumps. The current contractor submitted a lower bid. GHI's Technical Services staff has addressed member complaints about services the current contractor provided last fall. The contractor has promised to improve the services it provides this spring.
So can those ppp funds be used to reduce the coop fee?	PPP funds will compensate GHI for operating expenses incurred during the coronavirus pandemic; hence, coop fees will be lower as a result.
Hi there! I had to leave to get my kid to bed, and missed most of the BOD candidate statements. Are these printed somewhere?	Unfortunately, we do not have recordings of the BOD candidate statements available. Biographies of the candidates were published in the May 5, 2022 issue of the Greenbelt News Review and can be seen via the following link: <a href="https://www.greenbeltnewsreview.com/issues/GNR20220505.pdf">https://www.greenbeltnewsreview.com/issues/GNR20220505.pdf</a>
I am concerned that bylaws amendments are being done through this poll which could involve more than one vote for a member, after the multiple reassurances that this couldn't happen!!!!!!!!!!	The emails Get Quorum sends to all members to register for the meeting, join the meeting or submit an advance ballot include a link that is unique to each individual. This means that a member's details and their voting abilities are integrated through this link so as not to allow them to vote multiple times on any item/matter. Get Quorum's system captures whether they submitted their vote and prevents them from double-voting. Plus, the system is set up to only accept one vote per unit, so if two co-owners submit a live vote, only the first one received is accepted. Get Quorum stated that this is an automatic process which is always in place. Since the annual meeting was a hybrid one, Get Quorum took the additional step of marking in-person attendees as ineligible in their system, to prevent them from double-voting as well.