



Resident Council Meeting Notes - LPK
September 17, 2025
1:30 pm
Location: Conexion Conference Room

Council Members Attendance	Wendy Warner Judy McGovern Bob Bennett Bobbi Zlotnik-
Staff Attendance	Ben Smith, Denise Rossi, Dot Hartman, Evon Bergy, Ed Kaminski, Michele Sipel
Council Regrets	Andy Berfond

1. WELCOME	Ben welcomed the council and fellow Landis team.
2. NEW BUSINESS:	Window Washing Update: the window washing did not go as planned. There were challenges on where the lift was able to be used so Ben will be thorough for future cleanings to walk with vendors, educate them on challenges, and come up with a solution that works. Flooring Update: High Construction and Landis have agreed on a flooring that matches the existing floor. An order for the flooring has been placed. Once we receive an estimated arrival for the flooring, we will communicate to the affected units the plan of action and how to prepare. Gym Equipment: Our new fitness equipment vendor completed their preventative maintenance on September 15th. Ben to work on putting together a how-to manual for the equipment. ADA Doors: The ADA doors for the package room and hallway leading from the package room to the back hallway are scheduled for installation on October 1. Dryer Vent cleaning 9/22-9/29 between 8 am and 4 pm. Starting on the 6th floor and working their way down; anticipate doing one floor a day. More details to follow. Ben and Josie are working together to create a short questionnaire for residents related to activities, package pick up and other matters.
3. OLD BUSINESS	Package hallway entrance flooring: Martin to repair flooring October 6.

4. SOCIAL COMMITTEE REPORT	• 9/28/25 – Resident gathering • 10/26 – Halloween themed resident gathering • Working on coordinating a food drive in November • 11/23 or 11/30 – Friendsgiving • Looking into a Christmas cookie exchange • 12/21 – 3rd floor caroling • 12/31 – New Years Eve gathering
5. MISC,	Communication: Ben now has access to send messages through the Automated System. Will also send out notification once issues are repaired, such as elevators being back in service. The Automated system has been adjusted to allow for more time before the recording starts. If residents prefer to get text messages or emails instead of a phone call, they can let the office know to change their preference. Traffic Commission will conduct a study about traffic flow on Grant Street per 9/9 meeting. Photo opportunities/requests: Concerns expressed about pictures being used for multiple purposes. Invite Larry G to next meeting to review Landis policies on media releases. Parking garage: Instruct new residents on the cameras and where to access the inside button to open the door. Fiesta Room: Can another table be added? Can the windows be covered with blinds or some kind of light filtering material? Will cut down on heat and light coming through. Magazine Racks: Rather than have loose magazines on the tables, can there be magazine racks instead on the floors with the amenities?
6. NEXT MEETING	Next LPK Resident Council meeting will be on Wednesday, November 19, at 1:30pm in the Conexion Room