

Minutes of Board of Directors meeting – August 20, 2013

Called to order: 7:05 PM

In attendance: A. Zhurauliova, T. Girolamo, T. Teglassy, N. Gilkis , J. Silverman
S. Irizarry
Seventeen unit owners

Call to order at 7:10.

While awaiting the arrival of all Board members, owner Barbara Goldberg asked to address the meeting and voiced praise for current Board and management company and also, several complaints.

Motion to approve minutes of July meeting – 3 in favor: NG opposed.

Discussion of recording of Board meeting ... is legal.

The annual meeting of the Council of Unit Owners and Board election will be held on Wednesday, November 13th. Nomination forms will be sent out in early September.

Board requests three bids for complete roof repair on 1 Windblown.

A letter from an owner with a claim that his window was broken by a contractor in the unit above was discussed. The Board asks management to find a contractor in the interest of obtaining a better price for the owner.

Request that management send an insurance adjuster to examine a reappearing crack at 1801 Snow Meadow that was repaired under insurance.

Continuing discussion of 9 Windblown ... resolution of ongoing legal contacts will determine when work will be resumed on completion of siding.

NG questioned legal fees of attorney retained by the Association in the prosecution of the case against him.

Discussion of mold in 7 Suntop basement. Motion to have NAC proceed with work without a bid amount since scope of work cannot be known until work is actually begun.

Board requests that management obtain pricing from Mac Gray on any fee increase if we were to request either five or ten additional machines.

Motion to adjourn at 8:30 - four in favor; NG no response.
Respectfully submitted:

T. Girolamo