

MINUTES

W.T. 100 BOARD OF DIRECTORS MEETING
MONDAY, DECEMBER 29, 2014 AT 7:30 P.M. AUDITORIUM

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IN ACCORDANCE TO OUR DOCUMENTS AND HAVING DULY POSTED NOTICE OF A BOARD OF DIRECTORS MEETING, MEETING CALLED TO ORDER AT 7:30 P.M. ROLL CALL TAKEN AND NORMAN PESELEV, SLAVA BUTLER, FIRA ESTER SHATKHIN, MIRIANE DEL PILAR VARGAS, SUZAN FEUERSTEIN, AARON ALTHEIM WERE IN ATTENDANCE. A QUORUM WAS DECLARED AND MEETING COMMENCED.

NORMAN PESELEV MADE A MOTION TO WAIVE THE READING OF THE MINUTES OF AUGUST 28, 2014, SECONDED BY SLAVA BUTLER, AND MOTION UNANIMOUSLY APPROVED. NORMAN PESELEV MADE A MOTION TO VOTE TO APPROVE THE MINUTES OF AUGUST 28, 2014 SECONDED BY SLAVA BUTLER, APPROVED UNANIMOUSLY.

NORMAN PESELEV GAVE THE TREASURER'S FINANCIAL REPORT.

OPERATING ACCOUNT:	\$129,212.47
SECURITY DEPOSIT:	\$112,461.89
ASSESSMENT ACCOUNT:	\$99,484.42
13TH ASSESSMENT:	\$98,106.09

NORMAN PESELEV MADE A MOTION TO APPROVE THE TREASURER'S REPORT, SECONDED BY FIRA SHATKHIN, APPROVED UNANIMOUSLY.

2015 BUDGED WAS REVIEWED. NORMAN PESELEV MADE A MOTION TO VOTE ON 2015 BUDGET, SECONDED BY SLAVA BUTLER. BUDGET FOR 2015 WAS PASSED UNANIMOUSLY.

FUTURE PROJECTS AND PRESENT ISSUES DISCUSSED:

- 1.AS A MINIMUM ALL ELECTRONICS IN ELEVATORS MUST BE REPLACED.
- 2.INTERIOR PAINT, CARPETING AND TILES.
- 3.MAILBOXES REPLACEMENT, REQUIRED BY POST OFFICE.
- 4.ROOF LEAKS, ROOF IS DUE FOR REPAIR/REPLACEMENT.
- 5.GARAGE LEAKS.

6. POOL REPAIR/REPLACEMENT .

7.RENTAL'S ISSUES (SCREENING, REGISTRATION, WT100 RULES AND REGULATIONS), RULES OF THE BUILDING.

8.YEARLY DOG REGISTRATION.

9.PARKING ISSUES.

PROJECTS UPDATE AND UPGRADES IN 2014 GIVEN BY NORMAN PESELEV:

1.GARAGE GATE WAS REPLACED.

2.NEW FIRE DOORS ON ALL THE EXITS.

3.CLEANED AND BUILT EXTRA STORAGES.

4.NEW ROOF PIPE INSULATION WAS COMPLETED.

5.GARAGE 2ND LEVEL: CONCRETE BOARDERS WE BUILT TO PROTECT FROM RAIN, SPEED BUMPS.

6.CONCRETE YELLOW BORDER WAS BUILT TO PROTECT THE LANDSCAPING IN FRONT OF THE BUILDING.

7.BIRD CONTROL REPELLERS WERE INSTALLED TO ELIMINATE ONGOING BIRD PROBLEMS WITH BIRD FEEDING.

8.OLD GYM WAS CONVERTED TO BILLIARD ROOM.

9.PUSH BARS ON THE DOORS WERE INSTALLED.

10.CANOPY AT THE POOL WAS REPLACED.

11.CANOPY AT THE FRONT ENTRANCE OF THE BUILDING WAS PAINTED.

NORMAN PESELEV MADE A MOTION TO ADJOURN THE MEETING. SECONDED BY SLAVA BUTLER. MOTION PASSED UNANIMOUSLY. MEETING ADJOURNED AT 8:30PM.

RESPECTFULLY SUBMITTED,

NORMAN PESELEV, PRESIDENT OF BOARD OF DIRECTORS WINSTON TOWERS 100 ASSOCIATION

Handwritten signature of Norman Peselev in black ink, consisting of a stylized first name and a last name that appears to be 'Peselev'.