

WATERVIEW CONDOMINIUM ASSOCIATION
Board Meeting
Thursday, March 5, 2015 at 10:30 AM

Present: Board Members - Allen Kressman, Karol Kulakowski, Boris Todorov, and Matt Lengeranli.

Allen opened the meeting at 10:30 AM.

- **HVAC Letter from Attorney** – Nick needs to give us statement regarding purchases and minor repairs on HVAC being directed by Wayne Schloss for the last 7 years.

Wayne Schloss has also been involved with paying for our Landscaping contractor's legal actions.

Wayne Schloss has also been in the office harassing the employees.

Wayne Schloss has been videoed leaving trash on the premises and damaging Waterview property (kicking shop door with violent actions).

Letter is being referred to the attorney with the Board advising they will abide by the terms of the contract. The other items being referred to in the letter we are not in agreement. Nick will be providing a statement as indicated above which will be forwarded to our attorney.

- **Warranty for HVAC Units** – Nick needs to make sure to have on file all warranty information for HVAC units purchased. Nick should also be looking at other suppliers to make sure we are getting the best prices.
- **Ants** – Will be an issue in the coming season. We have to take action now.
- **Dumpster Burk Court in Front of Pool** – Before removing this dumpster Karol will speak with owners affected.
- **Room Survey** – Residents will be surveyed to see how they feel about adding a reading room, extension of gym or sitting room in the back of the fitness room.
- **Roof Capping** – The Board is looking into replacing the deteriorating capping on the roofs.
- **Board Member Appointment** – Steve Lipschutz has been appointed to replace the vacancy created by the resignation of Tom Sullivan.

Meeting adjourned – Allen 1st. Boris 2nd.