

CONTELLO TOWERS NO 2 CORPORATION
BOARD MINUTES
Annual Shareholder Meeting
June 17, 2024

Directors Present: Barbara Amedure, Jim Levine, Bruce Kaplan, Vladislav Girshman, Nicholas LaMacchia, Gary Melamed, John Romano, Nikolay Veksler, Leslie Bresowsky

Also Present:

Michael Denker, Winston Peddie: First Service Residential:

Joe Giannesco: Accountant

Fasih Din: Attorney

The meeting was called to order at 7:08 pm, by President Barbara Amedure.

It was then discussed:

1. Manager's report- New landscaper, finalization of the balcony/local law 11 project.

2. Accounting/Financials Report

The 14% maintenance increase was discussed. It was made clear that the change from the original HPD information from 19% to 14% was nothing more than a typographical error.

The two-year assessment for cost to go private was explained once again and reminded that we are half way through.

3. Jim Levine advised about a tree that was paid for by a resident and planted on our grounds in the memory of Al Ashinoff. Also announced that if in the future anyone would like to do the same, can. It would need to go through our landscaper and there will no signs or plaques erected.

3. 4. Open Forum-

a. Topics discussed were, maintenance, security, cleanliness of the compactor rooms and pigeons.

4. 5. Nominations for board re-election submitted. The nominees are: incumbents: Barbara Amedure, Nicolas LaMacchia and Jim Levine along with Patrick Bagarozza, Douglas Parker, Lisa Siegel, Marianne Savino, Peter Grant, Bella Nemirovsky and Anthony Guarino.

The next board meeting will be held on July 18, 2024.

Respectfully submitted,

Vlad Girshman - Secretary