

WVTF *Board Meeting Minutes*

Meeting Minutes: 2015-124

Meeting Date: September 8, 2015

Directors Present: Slavica Plecas-Gak (SP), Paul Lenner (PL), Stephen Kleinberg (SK), Eugene Torres (ET), Michael Sinelnikov (MS), Rosemary Musumba (RM), Johan Marfey (JM), Ivens Stanton (IS)

Directors Absent: Gene Teytelman (GT), Opher Pail (OP), Tad Sudol (TS)

I. CALL TO ORDER

- (PL) called the meeting to order at 8:15 PM.

II. ROLL CALL

- Roll Call was taken by (PL).
- Eight (8) Board Directors were in attendance, thus quorum requirement met.

III. REPORTS OF OFFICERS

- Co-Chair(s) Report
 - (JM) Negotiations with Owners are ongoing. We are expeting a written communication from the owners within a week or two.
 - Verbal commitments from the Owners include the following:
 1. Additional \$2.5MM funded for building repairs.
 2. Reduction of interest rate of underlying mortgage.
 3. A more accurate projection of future expenses.
 4. Sub-metering only after conversion and for purchasers only.
 5. Awaiting decision from HCR on initial rent increase.
- Secretary report
 - N/A
- Treasurer's Report
 - No changes since last report except expenses incurred by printing the flyers.

IV. COMMITTEE REPORTS

- Engineering
 - (SK) Reported that the building staff says that measuremetns for new windows are proceeding very slowly as many tenants have not responded and not making apartments accessible to take measurements.
- Communications
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- Tenant-Management Relations
 - Nothing to report

V. Other business

Number of questions were taken from tenants present.

It was reiterated that the tenants will have to vote on any final plan in order for plan to move forward.

VI. ADJOURNMENT

- (PL) Adjourned meeting at 9:15pm