

534 West 42nd Street Condominium

Board Meeting Following Unit Owners Meeting

At Unit 8

October 27, 2020

Roll Call:

Present: Claude Simon, Yaneeke Samuels, Michael Younge, John Riccardi

\*Absent: Praveen Gulati

\*Due to an oversight, Praveen left the Unit Owners meeting prior to the Board Meeting. Because our business was of a routine, procedural manner, we continued the meeting and our business subject to Praveen's subsequent approval.

Michael moved that the Board members continue in their previous roles as follows:

Claude Simon- President

Yaneeke Samuels- Vice-President

John Riccardi-Treasurer

Michael Younge- Secretary

Praveen Gulati- Member

Claude seconded and it was unanimously approved.

Claude moved that the Condo open a new and separate bank account at Citibank with the arrears funds that were to be received from the Nov 5 closing of the sale of Unit 7. Two signatories required. Claude would contact his contact at Citibank for proper forms. John seconded and it was unanimously approved.

There was some discussion as to the legal filing status of 534 West 42nd Street Condo. It was agreed that we would look into this further after we found out what the bank requirements would be for the new bank account.

Michael mentioned that he lost a multi lock key and Claude raised the issue regarding our former locksmith, SOS, and possible difficulties getting them to replace a key. Claude agreed to contact the new locksmith, Target Security, and see if they could provide same.

Claude advised the Board that Livingston Mgmt had generously agreed to lower their monthly fee to \$750 due to limited Covid-19 related capabilities.

Claude mentioned the dripping faucet in the basement and agreed to get Tom to repair it and change the spigot to a

shorter one to reduce splashing.

Michael moved that we adjourn, Claude seconded and the meeting was adjourned by unanimous vote at 10:30pm.

Respectfully Submitted,

Claude Simon 10-28-2020