

**Shoreline Towers Condominium Association
Minutes for the Board of Directors Meeting
Official Board Minutes
Thursday, January 24th, 2008**

CALL TO ORDER

Edward Frischholz called the meeting to order at 7:30 p.m.

ATTENDANCE

Dr. Edward J. Frischholz-President
Paul Nork-Vice President
Dr. Paul Chiarelli-Secretary
George Jakubowski-Treasurer
Marc Geller-Director
Lynne Bloch-Director
Luke Fitzgerald-Absent
Sharon Schingoethe-Property Supervisor
Andrew Quinn-On Site Property Manager
Giovanni Feliciano-On Site Asst. Property Manager

Call to Order

Announcements

Treasurers Report

George Jakubowski goes over the treasurer's report. There are no action items at this time.

Sales and Leases

Sales

18E Kahn sold Khan for \$180,000.00

Lease

6C Thomas leased to Sood for \$1,050.00
2V Shoreline to Brown for \$950.00

Edward Frischholz makes a motion to approve the sales and leases for the month of January. The motion is seconded by Paul Chiarelli. The motion passes unanimously.

New Business

Common Area Ductwork Cleaning Proposals

Edward J. Frischholz goes over the reserve study regarding the common area ductwork in Shoreline. He states that there have been two bids for cleaning of the common area ductwork. Mr. Quinn summarizes the two company's bids for the work. Management has recommended that the work be completed by *Clean Air Services* at a cost of \$7,225 dollars. The other bid for the work was \$17,776 dollars

Edward Frischholz moves to accept the work proposal by *Clean Air Services* for ductwork cleaning in the common areas of Shoreline Towers at a cost of \$7,225 dollars. The motion is seconded by Lynne Bloch. The motion passes unanimously.

Management Office / Valet Room Proposals

Mr. Nork gives a summary of the commissary committee's proposal for a modified valet room / vending lounge area in the current auxiliary management office. The proposal and its implementation would see that the commissary area be partitioned allocating some of the space to the building valet and some space to a proposed vending lounge area for residents. Mr. Nork adds that an "unconfirmed" revenue amount of \$1,000 dollars per month could be realized by the Association if the proposal is accepted.

Adjournment

Edward Frischholz moves to Adjourn. The motion is seconded by Paul Nork. The motion passes unanimously.