

**SHORELINE TOWERS CONDOMINIUM ASSOCIATION
BOARD OF DIRECTORS MEETING
Official Board Minutes
Thursday, October 28, 2010**

Attendance

Dr. Edward J. Frischholz – President
 Chris Simpler – Vice President
 Greg Kaufman – Secretary
 George Jakubowski – Co-Treasurer
 Danielle Aeschbacher – Co-Treasurer
 Paul Chiarelli – Director
 Norman Alper—Director
 Sharon Schingoethe – Property Supervisor
 Andrew Quinn – On Site Property Manager
 Susan Hernandez – Assistant Property Manager
 Mike Harker – Chief Engineer

Call to Order

Dr. Frischholz began the meeting by introducing the Board members. The cable installation project was discussed. The complaints about heat in the building were discussed. Mike Harker explained the issue further and stated that the boiler was working. Dr. Frischholz noted that addressing the issue of windows will be a project in the future.

Treasurer's Report

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

Committee Reports

None that have been submitted at this time.

Sales & Leases**Sales**

| | | |
|----------|------------------------------------|-----------|
| Unit 21L | Kurlan sold to Shoebeck/Wilson for | \$138,500 |
|----------|------------------------------------|-----------|

Leases

| | | |
|----------|--|------------------|
| Unit 6G | Reilly leased to Ausch for | \$970 per month |
| Unit 16R | Chiarelli leased to Yildirim/Oktay/Aytun for | \$1895 per month |

Dr. Frischholz moved to accept the lease of 6G and the sale of 21L. Dr. Chiarelli seconded the motion. The motion passed unanimously.

Dr. Frischholz also moved to approve the lease of 16R. The motion was seconded by Norm Alper. Dr. Chiarelli is recusing himself from the vote. The motion passed on a six vote, one recusal.

New Business

Dr. Frischholz discussed the building exterior repair. Mike Harker and Andrew Quinn discussed the issue further in regards to further preventative maintenance. Dr. Frischholz approved the additional maintenance to the deteriorating masonry as there was no additional cost.

Old Business

Dr. Frischholz announced that an offer has been made to a vendor to service the Valet Shop. This vendor would also provide a dry cleaning service, a shoe repair service and a copying service in addition to the receiving room.

Management

Dr Frischholz discussed the upcoming expiration of the Chiller Maintenance contract. Management has recommended to contract with Hayes because they are familiar with the building.

Dr. Frischholz moved to accept Hayes as the contractor. Dr. Chiarelli seconded the motion. After some discussion the motion passed unanimously.

Announcements

Mr. Quinn announced the Trick or Treating building event on Halloween from 4:30 to 7pm. All who wish to participate and hand out candy should put the pumpkin they received on their door.

Adjournment

Dr. Frischholz motioned to adjourn the meeting. Mrs. Danielle Aeschbacher seconded the motion. The motion passed unanimously.