

Westgate Board Meeting 2/20/25

In attendance:

Marcy Smith, Anthony Chiodo, Steve Smith, Zulma ,Jamel McFarlane ,Rosie Lopez, Mark Anker

Anthony Castiglione

The meeting was called to order at 7:00 P.M.

The redacted minutes for January were not approved and will be postponed until the notice goes out requiring 51% of unit owners to approve the \$1.5 million dollar loan. Then they will be distributed. The general minutes were approved.

FINANCIALS

For the sake of full transparency, Mark will draft a letter explaining the 51% requirement to complete the loan, and request unit owners to mail in their approval by proxy,

See Mark's draft of to unit owners attached.

Also, board members will go door to door to explain and get proxies. Mark will call a special Webex meeting inviting all unit owners to attend to explain the necessity of the loan and answer any questions. Our accountant and lawyer will also attend. The proposed date is March 20th.

LEGAL

The legal team continues to secure payment, both arrears and foreclosures from 11 units.

SMOKE SYSTEM

We will need to install a smoke and fire system for each new elevator which was an unexpected and costly addition to the new elevator project,

SUPER'S REPORT

See attached

The meeting was adjourned at 8:10P.M.

The next board meeting will hopefully be our financial meeting on Thursday March 20th.