

Big Six Towers, Inc.
59-55 47th Avenue
Woodside, NY 11377

MINUTES OF THE BOARD OF DIRECTORS MEETING

DATE: January 8, 2019

6:00 PM, Building 2 Community Room

PRESENT: Thomas Haggerty, Richard Orridge, Jerry LoMonte, John Gillooly, Jonathan Bocanumenth, Ben Rodriguez, Richard Orridge. Andrew Sawicki. Howard Geary

ABSENT: Barbara Collins

ATTENDING: David Becker, Douglas Elliman Property Management

Gillooly called the meeting to order at 6:00 PM. He remarked on the importance of Board unity regarding the proposed maintenance increase.

The Board discussed future implementation of the smoke-free rule adopted by the shareholders. Big Six counsel is to provide recommendations.

Lo Monte moved, Rodriguez seconded, to approve December 2018 minutes. Motion carried, 6-0-2; Geary and Sawicki abstained as they were not present at the meeting.

Committee Reports:

Bocanumenth gave the Buildings and Grounds report. Subjects discussed:

- a) Assessment of the actual condition of the domestic water headers in all buildings.
- b) Review of the parameters of the jacket water analysis being performed by ME Engineering.
- c) Arranging a meeting with Nouveau Elevator to discuss the scope and price of the mandated elevator work that is underway.
- d) Ensuring our ability to switch boiler fuels when directed by National Grid.

There was no Public safety report.

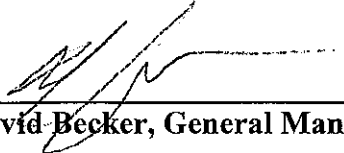
There was no IT report. Geary gave the Finance Committee report. Subjects included:

- a) Status of reimbursement request with HDC.
- b) Status of discussion with DEP regarding water bill.
- c) The February 12 Board Meeting will also be a special bill signing for the benefit of board members who are unable to attend the weekly sessions.

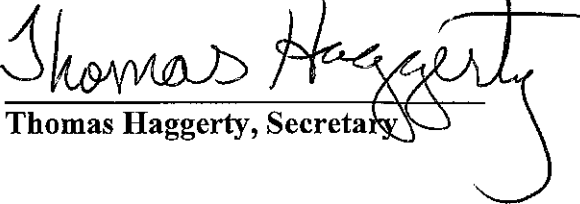
Orridge gave the NORC report. NORC is planning to upgrade the flooring in their office. As this type of work is not a responsibility of Big Six, the co-op's involvement will be limited to making recommendations about material and contractors.

On behalf the Community Council, Kevin Doyle thanked the Board for its support and assistance with the children's holiday party.

Meeting adjourned at 7:30 PM.



David Becker, General Manager



Thomas Haggerty, Secretary