

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

MINUTES OF THE BOARD OF DIRECTORS MEETING

DATE: December 14, 2021

6:00 PM BOARD MEETING

PRESENT:

- **Kevin Doyle**
- **John Gillooly**
- **Peter Nowik**
- **Mary Lisanti**
- **Lorraine McAndrews**
- **Richard Orridge**
- **Barbara Collins**
- **Jerry LoMonte**
- **Jonathan Bocanumenth**
- **Maria Platis, Metro Management**
- **Melisa Zimonjic, Metro Management**

GUEST:

- **Michael T. Reilly, Norris McLaughlin**
- **Krista Halpin, Norris McLaughlin**

John Gillooly called the **Board meeting** to order at 6:19PM.

The meeting started off with the Board of Director's Fiduciary Duties presented by Michael T. Reilly and Krista Halpin from Norris McLaughlin. This serves as a brief description of the responsibilities of Directors of the Corporation. Some of the key items that were mentioned were the Directors actions and responsibilities on the Board, attendance, governing documents confidentiality, and participation and voting when it comes to making decisions. The meeting proceeded with questions from the Board for Michael Reilly and Krista Halpin.

The Board proceeded with the selection of the Committees.

Michael Reilly presented a Legal Report to the Board.

November 9th, 2021, Board Meeting Minutes were reviewed and approved by all present Board Members from Novembers Board Meeting. Gillooly, Lisanti, and Nowik abstained from voting as they were not on the Board at the time.

The Board selected January dates for three different engineering firms to be interviewed for the feasibility study on the Power Plant and its various ways to distribute power.

Maria Platis provided the Board with the New York State Homeowner Assistance Fund flyer that has been posted in the common areas of the buildings. It was expressed that Management will be reaching out to shareholders who have been facing difficulties paying their maintenance due to the Covid-19 pandemic.

It was briefly mentioned that the Politicians should be invited to upcoming Board Meetings.

Management stated that the lease for Planet Fitness, a prospective tenant for the Shopping Center has been signed.

While on the topic for vacancies and prospective tenants, Management discussed with the Board the potential options for the use of the old Management office and the potential options for the use of the NORC space.

The Board proceeded with motions.

1st motion was to have Dan Weeden, the President of ENERActive Solutions be the Owners Rep for the Power Plant.

- **Gillooly moved, LoMonte seconded, to approve. Motion carried 8-0 Barbara Collins abstained from voting.**

2nd motion was to utilize the old Management office and the NORC space for the Power Plant Manager, Michael Olech as an office and a live in apartment with a 3-year term with an option of 1 year additional term. The use of such space is subject to his continued employment with Big Six.

- **Doyle moved, Gillooly seconded, to approve. Motion carried 7-2 with Barbara Collins and Lorraine McAndrews not in approval.**

The meeting was called at 8:05pm.

**Maria Platis,
General Manager**



**Kevin Doyle,
Secretary**