

**ENVIRON TOWERS 1 CONDOMINIUM ASSOCIATION**

**SPECIAL BOARD MEETING**

**THURSDAY DECEMBER 12<sup>TH</sup>, 2024 AT 6:15 PM**

**AT THE ECC AND ON ZOOM**

**1.- Call to order**

The meeting was called to order at 6:24PM

**2.- Establish a quorum**

Board members present: Viviane Schofield, Ronald Adam, Margaret Andrade, André Charlebois, Georges Crawford, François Lefebvre, Carmen Opreescu, Gervais Deschênes, Jacinthe Lejeune.

**3.- New business**

**3.1- Motion**

to ratify a Change Order on the original contract with Global Construction Company, Inc. for the painting of the front building 7100 in the amount of \$81 971.67.

The motion was moved by André Charlebois seconded by Gervais Deschênes.

The motion passed unanimously.

**4.- Adjournment:** Moved by André Charlebois, seconded by François Lefebvre, adopted unanimously.

## ATTACHMENT

There was a question about caulking around the windows. André Charlebois answered that it was done six years ago. Some window caulking must be redone but it will be in the maintenance fees. Viviane Schofield said that there is no water in between the wall and the stucco it is only sprawling void.

Somebody asked about the warranty of the painting. Viviane Schofield said it is 7 years.

Somebody asked if we would have a special assessment for those works. André Charlebois said he hopes not.

Viviane Schofield told to the persons presents at the ECC and on zoom that the engineer will be at the next meeting January 9<sup>th</sup>, 2025, and will explain the work, along with the pros and cons of each methodology. They will also be available to answer questions.