

ENVIRON TOWERS 1 CONDOMINIUM ASSOCIATION

SPECIAL BOARD MEETING

THURSDAY, MAY 29TH, 2025, at 5:00 PM

HELD ON ZOOM

1. CALL TO ORDER:

The meeting was called to order at 5:10 pm.

2. ESTABLISH A QUORUM

Present:

Michael McNeil, President

Gervais Deschênes VP - Property

Mario Lamarche VP – Business Affairs

André Charlebois Treaaurer

Jacynthe Lejeune VP - Administration

François Lefebvre - Secretary

Carmen Oprescu

Absent:

Dhanny Palma (excused)

Ralph Roberts

A quorum of the Board of Directors was declared.

3. PREVIOUS MINUTES

A motion to dispense with the reading of the Minutes of Board Meeting held on March 31st, 2025 and the motion to approve the Minutes of March 31st, 2025 were deferred to the next regular Board Meeting.

4. RECEIVING THE VOTE OF THE MEMBERS AS CAST AT THE SPECIAL MEMEBRS MEETING OF MAY 29TH 2025.

It was noted that the votes received on the question of the amendment to the bylaws which would have authorized the Board to finance the 40-year certification restoration on a timely basis without incurring penalties or lawsuits totalled 60 against and 47 for. The President expressed disappointment that the Board was now unable to assist owners in financing the construction and engineering costs in a timely manner. It was noted that every owner must now make payment of the assessment on June 15th, 2025.

Also likely is that there may well be another assessment later this year, the first that this Board would initiate if necessary.

It was Moved by Mario LAMARCHE and Seconded by André CHARLEBOIS to receive the votes. The motion passed unanimously.

5. NEW BUSINESS

The Treasurer, Andre Charlebois, announced his decision to step down from the Board for health reasons effective at the conclusion of this meeting. The President thanked Andre for his years of service on the Board and particularly for the friendship and goodwill he has given to the new Board of Directors over the past 11 weeks as Treasurer. Mr. McNeil wished him good health and a happy 2nd, 3rd or 4th retirement!

Other members of the Board also thanked Andre for his support and wished him well.

6. ADJOURNMENT

Adjournment was Moved at 5:25 pm by André CHARLEBOIS seconded by Gervais DESCHÊNES and passed unanimously.

Original signed by Francois Lefebvre

Secretary