



**111 East Chestnut Condominium Association
Board of Directors Special Meeting Minutes
July 14, 2020**

A telephonic meeting of the Board of Directors of the 111 East Chestnut Condominium Association (“The Association”), an Illinois not-for-profit corporation, was called to order on Tuesday, July 14, 2020 at 5:30 pm, pursuant to the By-Laws.

Directors Jane Santogrossi, Valerie Alexander, Samantha Hoffman, Serap Brush, Carolann Randall, Kristin Ellertson-Vilt and Anthony Milazzo were present. Also present were Sudler Property Management employees Robert Graf – Executive Vice President, Sara Rudnik - Property Manager, Caterina Mihaila – Assistant Property Manager and Jonathon Mendoza - Administrative Assistant. Homeowners were provided with the conference line phone number to call in and listen to the meeting.

President Santogrossi asked for a motion to approve the agenda. Vice President Milazzo made a motion to approve the agenda. The motion passed unanimously.

Management revised the different proposals provided for the building’s bulk cable tv and internet renewal. RCN revised their proposal and agreed to deliver all items requested by the Board. President Santogrossi asked for a motion to approve RCN. Director Hoffman made a motion to approve RCN for \$45.30 per month for cable and internet. Treasurer Randall seconded the motion. The motion passed unanimously.

Management revised the rooftop make up air hvac replacement project. Discussion was held. President Santogrossi asked for a motion to approve Althoff. Director Brush made a motion to approve Althoff for \$ 598,500 for the HVAC replacement project. Director Hoffman seconded the motion. The motion passed unanimously.

The meeting adjourned at 6:05 pm

July 14, 2020 Special Board Meeting