



HOUSING CORPORATION

2879 WEST 12TH STREET · BROOKLYN, NEW YORK 11224 · TEL. (718) 266-5400 · FAX (718) 265-0630

Board of Directors Meeting

(February 24th, 2022)

Date: February 24th, 2022

Type: In-Person Meeting

Time: 7:00 p.m.

I. ATTENDEES:

Board Members: Roman Grinberg, Sergey Yegorov, Isolda Israilov, Rita Kapilevich, Sonya Brener, Genadi Rabinovich, Alexander Shaporov, Semyon Binder, Ernst Rutenberg

Metro Management Development, Inc.: Ernest Susco, Darya Ilina, David Baron

Legal Counsel: Vladimir Mironenko

Luna Park Housing Corporation: Eric Szurant

Call to Order: 7:35 p.m.

1. Approval of minutes:

Isolda Israilov motions to approve minutes from the meeting of September 8th, 2021. Rita Kapilevich seconds. Motion carries 9:0.

2. Election of officers:

President – Isolda Israilov nominates Roman Grinberg for the position. Rita Kapilevich seconds. No other nominations follow. Roman Grinberg is the President of the Board of Directors.

Vice President – Roman Grinberg nominates Isolda Israilov for the position. Isolda Israilov seconds. No other nominations follow. Sergey Yegorov is the Vice President of the Board of Directors.

Treasurer – Roman Grinberg nominates Isolda Israilov for the position. Sonya Brener seconds. No other nominations follow. Isolda Israilov is the Treasurer of the Board of Directors.

Assistant Treasurer – Roman Grinberg nominates Alexander Shaporov. Sonya Brener seconds. No other nominations follow. Alexander Shaporov is the Assistant Treasurer of the Board of Directors.

Secretary – Roman Grinberg nominates Rita Kapilevich. Isolda Israilov seconds. Rita Kapilevich declines the position. No-one wants the secretary position. Roman Grinberg and Isolda Israilov offer to hold a second position. Isolda Israilov will also be the Secretary of the Board of Directors.



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Assistant Secretary – Roman Grinberg nominates Sonya Brener. Sergey Yegorov seconds. Sonya Brener is the Assistant Secretary of the Board of Directors.

3. Electrical work proposals:

Everyone will look at all proposals and vote at the next meeting.

4. Main water supply proposals:

Eric Szurant informs the Board all proposals are over a year old. New proposals will be obtained at the next board meeting and then the Board of Directors can discuss and vote.

5. Update on façade bids:

Ernest Susco informed the Board that all bids went out.

6. Management agreement:

David Baron explains the Management contract.

Ernst Rutenberg suggested to leave it for the next meeting. Semyon Binder seconds. Alexander Shaporov, Genadi Rabinovich, Sonya Brener all agree.

Roman Grinberg and Sergey Yegerov abstain. Isolda Israilov and Rita Kapilevich are signing contract. 5:2:2

Ernst Rutenberg motion passes to leave it for next meeting.

7. Lottery to be reopened

Ernest Susco informs the Board the lottery list is finished only doing internal transfers at the present moment.

HPD has approved a new lottery.

Ernest Susco states the new lottery needs to be approved by the Board of Directors, along with which newspapers to use. Proposed papers to use: AM/NY, Russian Reklama, Jewish Press and Daily News.

Isolda Israilov makes a motion for the lottery to be re-opened along with the newspapers AM/NY, Russian Reklama, Jewish Press and Daily News. Roman Grinberg seconds. All in favor 9:0 Motion passes for new lottery



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8. Payment to Realty Program Consultant

Ernest Susco states the consultant who got Luna Park refunds in the amount \$3,566,097.77 has asked for some kind of payment. He has been working for Luna Park for over 18 years and without a contract, he worked on the refunds he obtained for us.

Rita Kapilevich makes a motion to pay him 3%. Isolda Israilov seconds. 2:

Roman Grinberg and Sergey Yegorov abstain. 2:

Alexander Shaporov makes a motion to have him come to the next meeting because no-one knows who he is. Sonya Brener seconds.

Ernst Rutenberg, Genadi Rabinovich, Semyon Binder. 5:

Alexander Shaporov motion passes to have this consultant come to the next Board meeting 5:2:2

9. Update on First Capital Assessment

Capital Assessment has been approved by the shareholders. Ernest Susco states that Rachel Sigmund McGinley is working on putting a letter together for all shareholders with all the new Capital Assessment information.

10. New Business

Ernest Susco states that HPD is doing violations because of the fire that took place in the Bronx. Wing and stairway doors need to shut.

Eric Szurant is putting a list together on all doors that need changing, also to get bids on door replacements.

Ernest Susco states the elevators have not been modified since 2001. We will need a modification and they will have to be repaired eventually. By 2025, dual breaking system has to change.

Roman Grinberg wants all Board members to work together. All Board members have to take on a project. Roman Grinberg will individually assign something to each Board member privately.

Meeting adjourned at 8:20 p.m.
Minutes submitted by Isolda Israilov.