



**HOUSING CORPORATION**

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

## **Board of Directors Meeting**

(May 13, 2021)

**Date: May 13th, 2021**

**Time: 7:15 p.m.**

**Type: In-Person Meeting**

### **I. ATTENDEES:**

**Board Members:** Roman Grinberg, Sergey Yegorov-by phone, Isolda Israilov, Rita Kapilevich, Igor Shulman, Sonya Brener, Keith Murphy, Ernst Rutenberg. Olga Gitlin is absent.

**Metro Management Development, Inc.:** Ernest Susco, Darya Ilina

**Legal Counsel:** Adam Leitman Bailey, Vladimir Mironenko

**Luna Park Housing Corporation:** Eric Szurant

**Call to Order:** 7:15 p.m.

#### **1. Approval of minutes:**

Rita Kapilevich motions to approve the minutes of April 28, 2021. Sonia Brener seconds. All in favor. Minutes approved.

#### **2. Parking - Discussion:**

Roman Greenberg stated that we have a space on W 12<sup>th</sup> St. by BLD. 2 for the additional parking space. We will need to get a permit from the Department of Buildings in order to start working on it. Roman Greenberg made a motion to get a permit from the Department of Buildings. Igor Shulman seconds. All in favor. Motion passed. 8:0.

**3. Security Company - Discussion:** Igor Shulman made a motion to eliminate the security director position starting immediately. Sonia Brener seconds. Isolda Israilov, Roman Grinberg, Sergey Yegorov, Rita Kapilevich, Ernst Rutenberg in favor. Keith Murphy-against. Motion passed. 7:1



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#### **4. Boiler room - Discussion:**

Luna Park's maintenance workers have an issue with Mehmet Kiyat. They wrote a letter asking for the removal of him from the Luna Park premises. They are ready to testify in court.

Roman Greenberg made a motion to remove Mehmet Kiyat from the position and work with his union to replace him with a qualified person. Sonia Brener seconds. All in favor. Motion passed. 8:0.

#### **5. Barrier Gate - Discussion:**

Eric Szurant gave an update-work has begun. It will take about two weeks for each building to complete the work.

#### **6. Inventory Computer System for the Main. Dept.**

It was a discussion on how to go paperless and to find a program that will work for Luna Park, Co.

#### **7. Extended Steam Leak - Emergency:**

Work has to be done.

#### **8. Bids on the Façade Inspection - Discussion:**

Luna Park, Co has to get bids first.

#### **9. Intercom Replacement – Discussion:**

Luna Park is working on finding a company that will perform work.



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**10. Playground - Discussion**

We need to make some improvements to the playground areas – grow flowers, plants, fruits, vegetables and so on.

**11. J51 overpayment funds return**

Good news – the money is coming back for Luna Park, Co. for the overpayment.

**12. New business**

- Ernest Susco informs the Board of Directors that we have a violation in building 2. Roof rails have to be installed by June, 2021. Roman Greenberg made a motion to get the roof rails. Keith Murphy seconds. All in favor. Motion passed. 8:0.
- Ernest Susco stated that 2-way radios are not working properly. Roman Greenberg made a motion to buy 60 new 2 way radios. Keith Murphy seconds. All in favor. Motion passed. 8:0.
- Rails by Bld 4 & 5 are not finished. Roman Greenberg made a motion to finish the job. Isolda Israilov seconds. All in favor. Motion passed. 8:0.
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- Tesla charging station. We will assign where to put the Gekon Co. Tesla charging station on parking lot 5. Roman Greenberg made a motion to give permission to Gekon Co. to put the Tesla charging station. Igor Shulman seconds. Sergey Yegorov, Rita Kapilevich, Igor Shulman, Sonya Brener, Ernst Rutenberg in favor. Isolda Israilov and Keith Murphy abstain. Motion passed. 6:2.
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- Isolda Israilov made a motion to remove consulting engineer from the position. Rita Kapilevich seconds. All in favor. Motion passed. 8:0.
- As per Roman Greenberg Tatyana Yezerskaya did big damage to Luna Park Co. by not signing an Unforgivable Loan. Therefore, he suggested that Tatyana Yezerskaya not run for the Board of Directors for the next six years. Our Legal Counsel, Adam Leitman Bailey explained that we are not allowed to do so (see Bylaws)
- At the previous Board of Directors meeting, Roman Grinberg made a motion to close the case on Mikhail Diner and Tamara Diner. Board withdrawals "Notice of Default and Intention to Terminate Lease & Preliminary Notice of Grounds for Eviction" issued September 12, 2014 to Mikhail Diner and Tamara Diner residing at 2883 W 12<sup>th</sup> Street Apt 14-G, Brooklyn NY 11224. Board elects to discontinue any litigation against Mikhail Diner and Tamara Diner effective immediately and still considers them as lawful shareholders as well as legal occupants of the residence in question. 2883 W 12<sup>th</sup> Street Apt 14-G, Brooklyn NY 11224.

And today, Igor Shulman made a motion that Board is instructing Luna Park Co. attorney Adam Leitman Bailey to inform Diners current legal representative Jay Sahni of JSS Law PC of this decision. The Board is instructing Luna Park Co. attorney Adam Leitman Bailey to inform HPD of this decision, to update their records accordingly. Igor Shulman made a motion. Ernst Rutenberg seconds. Roman Grinberg, Sergey Yegorov, Isolda Israilov, Rita Kapilevich, Sonya Brener, Keith Murphy in favor. Motion passed. 8:0.

Meeting adjourned at 8:30 PM.

Minutes submitted by the secretary, Rita Kapilevich.