

Master Management Emergency Meeting --
February 20, 2009

Attendees: Bob Marcus; Bill Morse; Jack Kornfield; Reva Behr; Harry Chizek; Gene Goldman; Mel Schmeir; Anthony Falco; Jules Kesselman; Charles Parness; Donna Dowling; Dick Ciocca; Donna Capobianco; Ira Somerset. Bob Dolson.

An emergency meeting was called to deal with the inoperative air conditioning unit for the *Reporter*. Bob Dolson received one bid from Cool Team, our A/C service contractor, but had not received a response from the other companies he had solicited. Cool Team's bid was \$11,750 complete (turn-key).

Motion

To accept the proposal and replace the existing A/C unit (Motion: Gene Goldman; seconded: Reva Behr). After much discussion, a friendly amendment was offered by Jack Kornfield which was not accepted, and was then offered as a substitute motion.

Substitute Motion

Bob Dolson to obtain more bids and to calculate the initial and long-term costs of replacement A/C units. (Motion: Jack; seconded: Mel). Discussion revolved around the needed capacity, various methods of sizing A/C units, the observation that this is an equal replacement and an anecdotal story of people working in the pharmacy being cold. Motion Failed (Vote: For – Jack, Mel. Against - Bob Marcus, Bill Morse, Reva Behr, Harry Chizek, Gene Goldman, Anthony Falco, Jules Kesselman, Charles Parness, Donna Dowling, Dick Ciocca, Ira Somerset).

The original motion was brought to the floor (To accept the proposal and replace the existing A/C unit). Motion Passed (Vote For - Bob Marcus, Bill Morse, Reva Behr, Harry Chizek, Gene Goldman, Anthony Falco; Jules Kesselman; Charles Parness, Donna Dowling, Dick Ciocca, Ira Somerset. (Vote against – Jack, Mel).

Following the vote, Bob Dolson asked for guidance on how to handle such issues in the future. After much discussion, a motion was made and passed.

Motion

Bob Dolson is to get bid proposals for an engineering study by a consulting engineering firm (HVAC) to assess our A/C needs in all of our buildings. (Motion: Mel; seconded: Gene) Discussion related to being able to size replacement units properly and to provide a plan for dealing with sudden failures. Because of the press of other business, no time frames were attached to this request. Bob is to work it into his schedule and report back to the board. Motion Passed (Vote For - Bob Marcus, Harry Chizek;,Gene Goldman;,Mel Schmeir, Anthony Falco;, Jules Kesselman, Dick Ciocca;, Ira Somerset. (Vote against – Jack).

Prior to adjournment, Jack expressed the opinion that there was insufficient discussion of the motion.

Motion to Adjourn (Motion: Dick Ciocca; seconded: Anthony Falco). Passed (Unanimously).

Respectfully submitted,
Ira Somerset, 1st Vice President