

Meeting Minutes April 13, 2011

At 7:43 PM, Ms. Catherine Jones, FTCA President, called the meeting to order, and quorum was established. The Florida Tower Board members in attendance were Catherine Jones, Carla D'Alba, Mr. Osvaldo Ramón and Mr. Secundino Fernández on telephone conference.

Ms. Jones read the Affidavit for the Board of Directors meeting, and the minutes from the past meeting of March 9, 2011. Ms. Jones made a motion to approve the meeting minutes, which the rest of the board members second with all voting in favor approving it.

The Building Property Manager, Mr. Rafael Lozano, presented to the board, Mr. Jorje Clavijo Fire marshal inspector from the Miami Beach city. He came to the meeting to answer some questions from the last marshal inspection and to offer some recommendations for the A/C rooms, the entrance of the unit doors, and emergency exits to maintain a safe building.

Property Manager presented the updated proposal for the building's sign. This proposal was presented from Sign-A-Rama, the proposal was for \$7,800.00 plus tax. The board by majority decided to not approve the sign for now because it is too expensive. The board members requested that the manager call the company and have another proposal only for name of the condominium.

Property Manager presented the proposal from architecture Isaac Sklar to design and prepare a set of working drawing for bidding and construction of the storage room, this proposal was for \$ 4,750.00 and can be divided into three payments. First payment of \$ 750.00 and two payments for 2000.00 Ms. Jones made a motion to approve this proposal and the motion was approved from majority of the board members

Property Manager presented to the Board members the final proposal to buy the furniture for the meeting room the total cost was \$15,000.00. The board decided by majority to postpone this proposal for future meetings because this is an expensive proposal.

Ms. Jones presented the last update from direct TV proposal and informed that the representative from Direct TV never answered back to her from the last contact 1 month ago. The board assumed Direct TV does not want to offer this proposal any more.

Following, Ms. D'Alba presented the Treasurer's report and updated the current collections status to all present. The Property Manager presented the Manager's Report as well.

Property Manager present to the board members a proposal from some unit owners to install a sign for the emergency exit doors telling all residents the security alarm is on between 12:00 AM to 6:00 AM because the office has had some complaints about the alarm sounding between this time. Ms. Jones made a motion to approved this proposal and all board members were in favor

Property manager present a proposal from one of the unit owners to buy new plants and add mulch around the building's palm trees. The board agreed to buy the mulch but not the plants

The Board members at this time did not schedule any meeting. They will wait for the next Annual meeting for May 18, 2011 at 7:30 PM. Meeting to be held at the recreation room and the meeting adjourned at 9:50 PM.

Respectfully submitted,

The Board of Directors

SHAPE * MERGEFORMAT

FLORIDA TOWER CONDOMINIUM

6422 Collins Avenue, Miami Beach, Florida 33141

Phone: 305-864-0689 Fax: 305-864-8806

Email: floridatower@att.net