

3300 Park Avenue - Recorded Votes

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From: Cathy Stordy (c.stordy@countymgmt.com)

Bcc: davlew1965@aol.com

Date: Wednesday, October 22, 2025 at 10:22 AM EDT

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## *County Management Services*

6527 Main St, P. O. Box 110614, Trumbull, CT 06611 • (203) 261-0334 • Fax (203) 261-0220

[www.countymgmt.com](http://www.countymgmt.com)

*Commercial & Residential Property Management*

October 22, 2025

Dear Unit Owners:

According to the requirements of [CGS § 47-250\(b\)](#), please be advised that the Board of Directors of the 3300 Park Avenue Condominium Association, Inc. has voted to approve the following items:

- 1. Approval to Contract with Midtown Towing**
- 2. Vote to reset the brick pavers for Unit #5 and Unit #34**
- 3. Vote to Repair the Catch Basin and Asphalt In-front of Garages 7/8**

Should you have any questions, please contact Cathy Stordy or Colleen Batterson at County Management Services. They can be reached at [c.stordy@countymgmt.com](mailto:c.stordy@countymgmt.com) or [c.batterson@countymgmt.com](mailto:c.batterson@countymgmt.com) 203-261-0334.

Sincerely,

Diana Rivera McCoy, Secretary  
3300 Park Avenue Condominium Association Inc.  
(203) 257-9570

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**Cathy Stordy, Senior Administrative Assistant**

**County Management Services**  
**6527 Main Street**  
**P. O. Box 110614**  
**Trumbull, CT 06611**  
**Office: 203-261-0334 X104**  
**Fax: 203-261-0220**  
**E-Mail: [c.stordy@countymgmt.com](mailto:c.stordy@countymgmt.com)**

**Office hours:**

**Monday - Thursday - 9 am - 5 pm**

**Friday - 9 am - 3 pm**



Notice to Unit Owners - Recorded Votes - 10-22-25.pdf  
127.8 kB



CGS-47-250(b)(9) - Vote To Repair Catch Basin-10-17-25.pdf  
3.4 MB



CGS-47-250(b)(9) - Vote of Paver Resets #5 & #34-10-6-25.pdf  
1.1 MB



CGS 47-250(b)(9) - Vote to Contract With Midtown Towing-10-2-25.pdf  
1.5 MB



Rose Paving Catch Basin Repair (Executed Contract 101825)-10-19-25.pdf  
3.4 MB



Mid-Town Towing Executed Contract - 10-2-25.pdf  
38.6 kB



Manny Masonry Estimate Unit #5 & Unit #34 Repairs - APPROVED-10-13-25.pdf  
83.7 kB

## 3300 PARK - CGS 47-250(b)(9) Vote of Paver Resets #5 & #34

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From: David A. Lewis Jr. (davlew1965@aol.com)

To: almallo@mac.com; ddrivera33@aol.com; stephanimore50@gmail.com; pkrubiner@aol.com;  
davlew1965@aol.com

Date: Monday, October 6, 2025 at 07:15 AM EDT

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Dear Board Members - According to **CGS § 47-250(b)(9)**, instead of noticing and holding a meeting according to the Association's Bylaws, the Board of Directors may act by two-thirds consent as documented in a record authenticated by all Board Members, and the Secretary or designated agent must promptly give notice to all unit owners of any action taken in this manner.

With that said, and after speaking with President Al Mallozzi, I would like to bring the approval matter to a vote of the Board of Directors:

### **MATTER TO VOTE**

1. Approval to Proceed with the Manny Masonry & Landscaping proposals to reset the pavers for Unit #5 (Hammett) and Unit #34 (Zolan). A summary is below:

- **Unit #5 (Hammett)** - \$1,900 (Take Out Pavers and Raise Patio by 3-inches to make entrance threshold according to code
- **Unit #34 (Zolan)** - \$850 (Take-out front walkway and rebuild to level)

Please respond with **YES** or **NO** only, by end of day (EOD) today regarding approval to proceed with the **Manny Masonry & Landscaping** proposals to reset the pavers for Unit #5 (Hammett) and Unit #34 (Zolan). **To start the voting process I vote YES.**

Thank you.

Mr. David A. Lewis, Jr., Treasurer  
3300 Park Avenue Condominium Association Inc.  
(203) 260-6864

## Re: 3300 PARK - CGS 47-250(b)(9) Vote of Paver Resets #5 & #34

From: ddrivera33@aol.com (ddrivera33@aol.com)

To: pkrubiner@aol.com; davlew1965@aol.com

Cc: almallo@mac.com; stephanimoore50@gmail.com; davlew1965@aol.com

Date: Monday, October 6, 2025 at 08:16 AM EDT

I vote yes

Sent from AOL on Android

On Mon, Oct 6, 2025 at 7:27 AM, PAUL KRUBINER  
<pkrubiner@aol.com> wrote:

I vote yes  
Paul Krubiner  
Sent from my iPhone

On Oct 6, 2025, at 7:20 AM, David A. Lewis Jr. <davlew1965@aol.com> wrote:

Board - Attached are the two (2) proposals. Sorry for not attaching them to the first email.

Mr. David A. Lewis, Jr., Treasurer  
3300 Park Avenue Condominium Association Inc.  
(203) 260-6864

On Monday, October 6, 2025 at 07:15:51 AM EDT, David A. Lewis Jr. <davlew1965@aol.com> wrote:

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To: davlew1965@aol.com

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Date: Monday, October 6, 2025 at 07:27 AM EDT

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3300 Park Avenue Condominium Association Inc.  
(203) 260-6864

<3300 PARK - Manny Masonry Unit #34 Paver Repair.pdf>

<3300 PARK - Manny Masonry Unit #5 Paver Repair.pdf>

## Re: 3300 PARK - CGS 47-250(b)(9) Vote of Paver Resets #5 & #34

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From: Stephanie Moore (stephanimoore50@gmail.com)

To: davlew1965@aol.com; almallo@mac.com; ddrivera33@aol.com; c.stordy@countymgmt.com; pkeubiner@aol.com

Date: Monday, October 6, 2025 at 08:47 AM EDT

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I vote yes

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3300 Park Avenue Condominium Association Inc.  
(203) 260-6864

## Re: 3300 PARK - CGS 47-250(b)(9) Vote of Paver Resets #5 & #34

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From: Alfred Mallozzi (almallo@mac.com)

To: davlew1965@aol.com

Date: Monday, October 6, 2025 at 09:21 AM EDT

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I vote yes

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3300 Park Avenue Condominium Association Inc.  
(203) 260-6864

<3300 PARK - Manny Masonry Unit #34 Paver Repair.pdf><3300 PARK - Manny Masonry Unit #5 Paver Repair.pdf>

**MANNY MASONRY & LANDSCAPING LLC.**  
**49 Alice Terrace Stratford CT. 06614**  
**Cell: 203-993-1446**

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10/5/25

David Lewis  
3300 Park Avenue

We at **MANNY MASONRY & LANDSCAPING LLC.** are pleased to submit a bid to do the following work on your property.

Job #5 (Hammett) \$1,900:

1. Take out the front pavers patio
  - Raise the patio by 3” then rebuild the patio and make the step 7.5”

All materials are included

Thank you and we look forward to hearing back from you



**MANNY MASONRY & LANDSCAPING LLC.**  
**49 Alice Terrace Stratford CT. 06614**  
**Cell: 203-993-1446**

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10/5/25

David Lewis  
3300 Park Avenue

We at **MANNY MASONRY & LANDSCAPING LLC.** are pleased to submit a bid to do the following work on your property.

Job #34 (Zolan) \$850

1. Take out the front walkway
- Rebuild it and have it leveled

All materials are included

Thank you and we look forward to hearing back from you