

**Chinese Consolidated Benevolent Association of New England (CCBA)  
Board Meeting Minutes (4<sup>th</sup> Meeting in 2004)**

紐英崙中華公所議員大會會議記錄  
(二零零四年第四次會議)

Date:	June 22, 2004	日期:	二零零四年六月廿二日
Place:	CCBA Conference Room	地點:	紐英崙中華公所會議室
Chair:	Roman Chan	主席:	陳仕維
Recorded by:	Winnie Leung, Tommy Gee	記錄:	雷玉霞、Tommy Gee
Attendance:	(See Recorded Document for Signatures)	出席記錄:	(見簽到簿)

The meeting started at 7:15 PM. Roman reminded all delegate directors to sign in.  
會議於七點十五分召開。陳仕維主席提醒所有議員簽到。

(I) Announcements/Updates  
宣佈/報告

(A) President's announcements  
主席報告

(1) Roman announced that Dr. Tom Chung would conduct the 4<sup>th</sup> and the last session of the seminar on Robert's Rule. The thirty minutes seminar ended at 7:50 PM. Please see attached handout for details of the seminar content.  
陳仕維主席報告道，鍾倫納博士將會進行第四次，也是最後一的羅拔法講座。這三十分鐘的講座在七點五十分時結束。講座內容細節，請見附件。

(2) Roman announced that 47 delegates attended today's meeting, which makes it legal to start. He further said the meeting minutes of April 27<sup>th</sup> Board Meeting were mailed to all the delegate directors together with the meeting notice. Roman asked everyone if there were any comments or corrections that need to be made.  
陳仕維主席宣佈有四十七名議員出席今天的會議，可以合法開會。他接著說，四月廿七日的議員大會會議記錄，連同開會通知，已寄給了所有議員代表。陳仕維問大家，有沒有意見或有沒須要更正之處。

Mr. Gok-Hon Wong said that in the past 10 years, CCBA Board Meeting minutes were always written in Chinese and were recognized as the official records of CCBA. Those records sometimes were translated in English if necessary. Mr. *March 2, 2004* Wong commented that the English and Chinese versions of the ~~April 27<sup>th</sup>~~ meeting minute were different. Some of the contents were omitted during the discussions. He pointed out 3 areas of problems:  
黃國瀚先生說，過去十年來，紐英崙中華公所的議員大會會議記錄都是用中文寫的，也是紐英崙中華公所承認的正式記錄。有時候，在須要的情況下，

三月二日  
這些記錄會被譯成英文。黃先生表示，~~四月廿四日~~的會議記錄，中英文版不同。有些討論的內容被省略掉了。他指出，有三個地方有問題。

(i) Some contents in the English version were not discussed.

第一，有些在英文版上的內容，沒有在會議上討論過。

(ii) In the past, CCBA always recognized the Chinese version of the meeting minutes as the official record. Why is CCBA claiming the English version as official today?

第二，過去，紐英倫中華公所總是以中文版為正式會議記錄。為什麼紐英倫中華公所現在宣稱以英文版為正式記錄？

(iii) There are damages and adverse effects of using the English version as the official record. He further introduced another speaker, Philip Wong, who's the President of the Wong's Family Association.

第三，以英文版為正式記錄，會有損害與負面作用。他接著介紹另一名發言者，黃氏宗親會主席黃立輝。

Philip Wong introduced himself as the President of the Wong's Family association. He said that the English and the Chinese version of the ~~April 27<sup>th</sup>~~ <sup>March 2, 2004</sup> Board Meeting were written differently. There were many points cited in the English version that were not mentioned in the Chinese meeting minutes. He commented that there were 4 areas of serious offenses: ~~April 27<sup>th</sup>~~ <sup>March 2, 2004</sup>

黃立輝介紹自己為黃氏宗親會主席。他說，~~四月廿七日~~的議員大會會議記錄中英文版寫得不一樣，有許多在英文版裏引述的內容，中文版會議記錄卻沒提到。他說有四個地方嚴重不同。

(1) It was not disclosed to everyone that CI was released after the loan transaction was completed. It seemed like we passed the motion without knowing all the terms and conditions in the legal document.

第一，它沒告訴大家，在貸款交易完成後，CI就沒責任了。那似乎是我們在不知道這法律文件的所有條款及要求下通過了這提案。

(2) It was mentioned in the newspaper that the sale of One Lincoln building resulted in 40 millions as profits for the minority investors. CCBA's share should come close to 4 million dollars.

第二，報章上提到，賣出林肯街，為少數族裔投資者帶來四千萬元收益。紐英倫中華公所的那一份，應接近四百萬元。

(3) The CCBA officers have been on board for only 3 month but have incurred close to \$120,000 of legal fee. Why?

第三，紐英倫中華公所職員們上任僅三個月，律師費支出卻達十二萬元。為什麼？

(4) The Wong's Family Association has received the letter from the Law Offices of Steven J. Topazio. How should the CCBA president address this issue?

第四，黃氏公所收到來自 Steven J. Topazio 律師樓的信。紐英崙中華公所主席應如何處理這一問題？

Mr. Gok-Hon Wong said there's a problem with the meeting minutes of the March meeting. He asked if the board could resolve this first.

黃國瀚先生說，三月份的會議記錄有問題。他問議員大會可否先解決這一問題。

Dr. Tom Chung advised that the Board needed to agree to discuss this issue but needed someone to make a motion. Mr. Gok-Hon Wong said he wanted to make the motion to change the agenda and discuss both the English and Chinese March meeting minutes.

鍾倫納博士向議員大會提出忠告，指大會得同意討論這一議題，但須有人提案。黃國瀚先生說，他要提案改變議程，討論三月份的中文和英文版會議記錄。

Robert Leung said he second the motion.

梁添光說，他附議該一提案。

Mr. Chung Chi Tze commented that he was not sure whether we were questioning the accuracy of March meeting since the meeting minutes were already voted and accepted in April's meeting.

謝中之先生表示，他不確定我們是否在質疑三月份會議記錄的正確性，因為該一會議記錄已在四月份會議中經投票通過了。

Mr. Paul Chan commented that during the CCBA meeting in April, the Board had a discussion regarding the CI loans to CCBA. There were questions raised during the discussion and answers were provided before the meeting minutes were voted on and accepted. During the March meeting, Winnie Leung translated the summary of the real document. Roman Chan asked if there were any questions. In addition, Philip Wong was not present during the March meeting.

陳家驊先生說，在紐英崙中華公所四月份的會議中，議員大會討論了關於 CI 貸款給紐英崙中華公所的事。在議員們投票通過會議記錄前，討論時有人提出問題，也有人回答。在三月份的議員大會中，雷玉霞翻譯了正本文件摘要。陳仕維也問過，有沒人有任何問題。此外，黃立輝未出席三月份會議。

Roman Chan responded and he said:

陳仕維回應道：

(1) He understood that Chinese was the primary language in Chinatown and in meetings;

第一，他明白中文是華埠內及會議中的主要語言。

(2) During CCBA litigations in the past few years, English became the official language. All legal documents and records were kept in English.

第二，由於紐英崙中華公所過去這幾年來涉及訴訟，英語已變成正式語言。所有的法律文件及記錄都是以英文保存。(If the English word is “recorded” here, the Chinese translation will be 記錄.)

(3) It seemed like every document we come across today is in English. For this reason, we have been using the English version of the meeting minutes as the official record. After every meeting, Tommy Gee would translate the English version into Chinese but both versions would be mailed to all the delegates mailing address on record.

第三，似乎我們現在經手的所有文件，都是用英文。爲了這個緣故，我們已開始用英文版會議記錄作正式記錄。每次開會後，Tommy Gee 會把英文版譯成中文，也會把兩個版本都寄給有郵寄地址記錄的所有代表議員。

(4) He had made it clear in early 2004 that we would be using the English meeting minutes as the official version. This intent is also stated in all the meeting minutes we sent out to everyone.

第四，他在二零零四年初就說得很清楚，我們會用英文會議記錄作正式版本。在我們送出去給每一個人的會議記錄上，也列明了這一意圖。

(5) During the meeting in March, Winnie translated the document verbally. There was also an opportunity for questions and she believed that she answered all the questions properly. Both the English and Chinese meeting minutes were sent to all delegates prior to April meeting. There was also a discussion during the April meeting related to the CI loan to CCBA. He believed all the questions were addressed properly before a vote was taken and accepted.

第五，在三月份的會議中，雷玉霞口頭翻譯了這份文件。會有給人機會問問題，她相信她也適當的回答了所有問題。在四月份會議召開前，中英文版會議記錄都送了出去給所有議員代表。在四月份的會議中也討論了有關 CI 貸款給紐英崙中華公所的事。她相信在舉行投票及通過接受會議記錄前，所有提出的問題都得到適當回應。

Mr. Jerry Chu also commented that Paul Chan had explained the background of the CI loan and the history of the “10% profit” during the April meeting. He also remembered that a discussion took place before the Board accepted the motion. 朱自律先生也說，陳家驊曾解釋 CI 貸款的背景，以及「百分之十利潤」的歷史。他也記得在議員大會接受提案前曾作討論。

*Mr. Paul Chan said that during a deposition in 1998, Mr. Robert Leung indicated under oath that CCBA had never invested any money in CILP. CILP, the entity that originally had an agreement to donate 10% of its net profits to CCBA, had dissolved due to issues with the Ruggles building. CI Associates did not purchase the assets of CILP. CI Associates is a new entity and has made a loan to CCBA to repay the Abacus Bank. There was an agreement between CI Associates and the BRA regarding the distribution of the 10% of net profits of CI Associate to the Chinese community. The distribution would be done through the BRA and with BRA oversight. The loan to CCBA was made through this fund and a check was issued by the BRA. The CCBA note has been assigned to the Chinatown Charitable Trust. CI Associates has no further interest in the loan.*

陳家驊先生說，在一九九八年的作證中，梁添光先生在宣誓下指出紐英崙中華公所從未投資任何金錢進 CILP。原本同意捐百分之十淨利給紐英崙中華公所的 CILP 這一機構，由於 RUGGLES 大樓出問題而解散了。CI 協會並未購買 CILP 的資產。CI 協會是一個新機構，並借款給紐英崙中華公所來還錢給 ABACUS 銀行。關於如何分配 CI 協會的百分之十利潤給華人社區，CI 協會和波士頓重建局之間有協議。分配行動會經由波士頓重建局處理，並由波士頓重建局監督。給紐英崙中華公所的貸款是經由這筆資金借出的，支票也是由波士頓重建局發的。紐英崙中華公所的借款票據分配了給華埠慈善信託會。CI 協會與這筆貸款，再沒有任何關係。

Mr. Hon Chan suggested that:  
陳廣漢先生建議道：

- (1) The English and Chinese meeting minutes should match as much as possible.  
第一，英文及中文會議記錄應儘可能相同。
- (2) The number of \$550,000 or 4 millions should be verified with proofs and should not be pulled from thin air.  
第二，五十五萬元或四百萬元的數目，應有證據來確認，不應憑空而來。
- (3) If in doubt, we should establish a committee to audit the history and background of this information.  
第三，如果有疑問，我們應該成立一委員會來稽核這一資訊的歷史及背景。

Roman Chan said that the motions, which was voted and accepted by the Board in April, were already executed. It was recorded and was made official. A copy of the Topazio letter was sent to the AG's office. A letter, which was written by Mark Furman on behalf of CCBA to Jamie Katz, was already done to address the question raised from the Topazio's letter. As of today, we have not been notified that there were any issues with our response. He acknowledged that the Chinese meeting minute was not as detailed as the English version but he assured that it was not done intentionally. He once again stated that the English version would be considered official. Since both versions were sent to all the delegates, everyone should make an effort to read through the content. If the English version seemed to be too complicated, they should seek help from other members of their respective organizations.

陳仕維說，在四月份經議員大會投票並接受的這一提案，已經執行了，記錄了，而且正式生效了。一份 Topazio 信件的影印本已送進總檢察官辦公室.....，一封由 Mark Furman 代表紐英崙中華公所寫給 Jamie Katz 的信也已寫妥，以回應 Topazio 信件所提出來的問題。...他表示，截至今日為止，還沒人通知我們，回應有任何問題。他承認中文會議記錄不如英文版那麼詳細，但他向大家保證那不是有意造成的。他再一次的說，英文版會被當作正式記錄。由於兩個版本都送給了所有代表，每一個人都應該儘可能的閱讀所有內容。如果英文版顯得太複雜，他們應該向所代表社團內的其他成員尋求幫助。

Roman Chan said that both the English and Chinese of the April meeting minutes were included in the meeting notice. He asked if there were any questions or amendments needed.

陳仕維說，四月份的中英文會議記錄都包括在會議記錄中。他問有無任何問題或須要修改之處。

Mr. Yet-Wah Chan suggested that the advice provided by Dr. Tom Chung should be stated as such.

陳日華先生建議，照鍾倫納博士提供的忠告應陳述如：

Mr. Peter Chan made the motion to accept the April meeting minutes. Mr. Chung Chi Tze seconded the motion. Mr. Jerry Chu and Mr. Paul Chan seconded as well.

陳建立先生提案接受四月份會議記錄。謝中之附議。朱自律先生及陳家驊先生也附議。

Ms. Theresa Tsoi commented that in the long run, perhaps CCBA delegates should be fluent in both English and Chinese.

蔡倩婷女士表示，長遠來看，紐英崙中華公所代表應中英文同樣流利。

A vote was taken. The results are as follow:  
投票結果如下：

33 accepted	三十三票同意
7 opposed	七票反對
1 <i>abstention</i> during April meeting (Ed Chiang)	一票棄權(蔣宗壬)

April meeting minutes was voted and accepted by the Board.  
四月份會議記錄由議員大會投票接受。

(3) Executive Director  
第三，行政主任

Jerry Chu resigned from the position of the Acting Executive Director of CCBA and the CCBA president accepted the resignation.  
朱自律辭去代理紐英崙中華公所行政主任一職。紐英崙中華公所主席也接受了他的辭職。

Due to time constraint during this meeting, the “Executive Director” issue will be postponed to next meeting.  
由於會議時間有限，「行政主任」這一議案將延至下次會議討論。

(4) Status Report with AG  
第四，給總檢察官辦公室的狀況報告

*Copies of the loan documents with CI Associates LLC and the assignment to the Chinatown Charitable Trust have been distributed to the AG's office. AG office has agreed to enter into a final stage with CCBA. CCBA has been requested to provide a draft governance agreement with the AG's office to indicate how we shall report progress reports with them. At this time, CCBA has been granted the date of July 19 to get this agreement completed. A letter has been distributed and sent to the AG.*

向 CI 協會貸款的文件，以及債主轉成華埠慈善信託會的文件副本，已送進總檢察官辦公室。總檢察官辦公室已同意和紐英崙中華公所進入最後階段。總檢察官辦公室要求紐英崙中華公所提供一份總檢察官辦公室監管草案同意書，以說明我們將如何向他們報告進展。目前，紐英崙中華公所已獲准在七月十九日完成這一同意書。一份信件已送進總檢察官辦公室。

(5) Legal fees  
律師費

Robert Leung asked how CCBA incurred the total amount of \$120,000 in legal fees. This amount was not incurred by Tom Kiley since Joe Simmons had indicated that the legal service provide by Tom Kiley was on a pro bono basis. 梁添光問紐英崙中華公所是怎麼招致總共十二萬元律師費。這一費用數額不是湯姆凱利(Tom Kiley)造成的，因為周西民(Joe Simmons)曾指出，湯姆凱利(Tom Kiley)所提供的法律服務是義務的。

Paul Chan said that according to the 2003 year end CCBA documents, it was on record that CCBA owed more than \$90,000 in legal fees. This amount was posted in the Account Payable column. As part of the court settlement, CCBA is required to pay Tarlow Breed Hart Murphy & Rodgers, in the amount of \$41,000 and should seek ways to raise the additional \$9,000 owed amount. The settlement agreement, which was issued by the court as an order, specifically did not cap the amount of legal fees owed by CCBA to the plaintives. Copies of the court settlement are open to everyone who's interested.

陳家驊說，根據二零零三年的紐英崙中華公所文件，記載有據的，紐英崙中華公所欠九萬元以上的律師費。這是記錄在應付款項欄的數額。作為法院和解的一部份，紐英崙中華公所必須付給 Tarlow Breed Hart Murphy & Rodgers 律師樓四萬一千元，並應設法再籌得所欠的另外九千元。這由法院以命令形式發出的和解同意，特意的沒有訂明紐英崙中華公所欠原告律師費的上限。

Ed Chiang suggested we should audit the activities and practices done by Joe Simmons. Someone should be responsible of paying back these legal fees to CCBA.

蔣宗壬建議，我們應稽核周西民(Joe Simmons)曾執行的業務及行動。...有人必須承擔起償還這些律師費給紐英崙中華公所的責任。

Roman Chan explained that CCBA needed to pay \$41,000 immediately per the court settlement and needed to seek additional ways to raise \$9,000 within 30 days. On December 31, 2003, Attorney Topazio acted on behalf of Mr. Daniel Yee and wrote a letter to CCBA to stop the installation of the new officers. CCBA needed to spend more than \$10,000 in legal fees to review the letter and to respond. The action was deemed unnecessary and wasteful of CCBA financial resources. CCBA will investigate the incident and hold people responsible to pay back these legal expenses.

陳仕維解釋道，根據法院和解令，紐英崙中華公所須要立即付四萬一千元，而且須要在三十天內找其他辦法籌九千元。在二零零三年十二月三十一日時，Topazio 律師代表余典文寫了封信給紐英崙中華公所制止新職員上任。紐英崙中華公花了一萬元以上的律師費來審閱這封信並作出回應。這一行動

是沒有必要的，而且浪費紐英崙中華公所的財務資源。紐英崙中華公所將會調查這一事件，並要須為此事負責者償還這筆律師費。

Roman reminded everyone that there would be a Community Safety Meeting held on June 23, 5 PM, at the St. James Church. The new police commissioner, Kathy O'Toole was invited to meet with the Chinatown community to discuss safety issues in our neighborhood. The Chinese Business Association, Chinatown Main Street, CCBA and CCNE sponsor the meeting.

陳仕維提醒大家，六月廿三日下午五點在聖詹士教堂將有一場社區安全會議。新警察局局長凱西奧圖(Kathy O'Toole)應邀與華埠社區晤面，討論我們鄰里內的安全問題。華埠商會，華埠主街計劃，紐英崙中華公所及紐英崙中華總會參與召集這一會議。

#### (B) Updates from Committees 委員會進度報告

##### By-Laws Committee – reported by Tommy Gee 修改章程委員會— Tommy Gee 報告

Tommy said the last meeting was held on June 18. Both Roman and Dr. Tom Chung attended the meeting. The summary of the meeting is stated as follows:  
湯米說，上次會議於六月十八日舉行。陳仕維及鍾倫納都出席了會議。會議摘要如下：

(a) The old by-law was too loose and needed to include more specifics and guidelines should be clearer.

A · 舊章程太鬆散，須要包括更多細節，指導方針也應更清楚些。

(b) CCBA has not had any meetings with the whole community since 1986. It's probably not a practical rule to adopt.

B · 紐英崙中華公所從一九八六年以後，就沒開過全僑大會。這一條款或許不再適用。

##### Tai Tung Village Management Committee – reported by Winnie Leung 大同村管理委員會—雷玉霞報告

Last meeting was held on June 1, 2004. Please see attached meeting minutes for details.

上次會議於二零零四年六月一日舉行。細節請參閱附上的會議記錄。

##### Assets Management Committee – reported by Winnie Leung 資產管理委員會—雷玉霞報告

Last meeting was held on May 26, 2004. Please see attached meeting minutes for details.

上次會議於二零零四年五月廿六日舉行。細節請參閱附上的會議記錄。

Finance Management Committee – reported by Rosemary Yee.  
財務管理委員會—余麗瑛報告

Last meeting was held in June. Please see attached handout for details.  
上次會議於六月份中舉行。詳情請見附件傳單。

(II) Other Discussions  
第二，其他討論

(1) August Moon Chinatown Festival  
第一，華埠中秋節聯歡會

Rosemary Yee reported that records showed that there's been a lost of more than \$9,000 during the previous annual August Moon Festival. It is a popular event but it's difficult to organize manpower and finance resource to manage this event.  
余麗瑛報告道，記錄顯示，以前的年度中秋節聯歡會虧損九千元以上。這是一項廣受歡迎的活動，但管理及組織人力及財力資源卻困難。

Michael Wong made the motion to have multiple sponsors for this year's August Moon Festival. The event can be sponsored by CCBA, CCNE and CBA.  
黃國威提案，今年的中秋節聯歡會找多個單位籌辦。這一活動可由紐英崙中華公所，紐英崙中華總會以及華埠商會合辦。

Mr. Yet-Wah Chan seconded the motion.  
陳日華先生附議這一提案。

A vote was taken and the motion was accepted unanimously.  
投票後，該提案無異議通過。

(2) Lease renewal with Chung Wah Academy  
與中華僑立學校續租約

Roman Chan informed the Board that he had received a letter written by Steven Kwong, President of Chung Wah Academy, requesting to renew their lease at \$500 monthly rent for the next 3 years.  
陳仕維主席通知議員大會，他收到中華僑立學校董事長鄭青鋒寫的信，要求以月租五百元續約三年。

Mr. Hon Chan made a motion to organize a team together to review operation and budget information of Chung Wah Academy. Michael Wong seconded the motion.



In the original contract, either party can terminate the contract at 60 days notice. This clause was eliminated from the new extended contract.

在原有合約中，雙方中的任何一方可在發給六十天通知後終止合約。這一條款卻在延期的新約中刪除掉了。

### **Unprofessional and Mismanagement – 管理不善及不專業**

Whenever the TTV Management Committee requests for additional information, the Bowers never gave the direct response and only provide boxes and boxes of documentations and expect TTVM committee to find the information from those files. However, the document provided was incomplete and more problems and error was found from those submitted partial documents.

每當大同村管理委員會索取更多資料，包爾(Bowers)從來不直接回應，只給出一箱又一箱的文件，等大同村管理委員會去從那些文件中找出資料。然而，包爾(Bowers)提供的這些文件並不完整，大同村管理委員會從包爾(Bowers)送交的不完整文件中發現了更多問題與錯誤。

The Plaza Settlement project was increased from \$843,000 to \$1,029,000 and finally moves up to \$1.225 million with insufficient document support. Some of the support document for increase was included in the original contract at \$843,000. This may be caused by the in-experience (lack of construction experience) of Bowers Management or the mismanagement by Bowers management.

廣場修理計劃在沒有充份文件支持下，從八十四萬三千元追加至一百零二萬九千元，最後再追加至一百廿二萬五千元。有些支持追加理由的文件是包括在原有的估價八十四萬三千元合約中。這或許是由於包爾(Bowers)管理公司或是包爾(Bowers)管理公司的管理團隊經驗不足造成的(缺乏建築業經驗)。

The Waterproofing contract was awarded to the highest bidder (EWT). No specifications provided and no adequate on-site supervision by Velji (a non Register Engineer) from VP Engineering. Eventually EWT fail to complete this project and the low bidder Abbott was called in to finish this project. No “clerk of work” was hired to monitor progress and quality of this complicated project, another proof of mismanagement.

防水合約給了競標價最高者(EWT)。VP 工程公司的 VELJI(一名無牌照工程師)沒有提交工程規格，也沒有進行充份的工地監督。最後，EWT 沒辦法完成這一工程，而標價較低的 ABBOTT 被找來完成這一工程。沒有僱用監工(clerk of work)來監督這一複雜工程的工程進度及品質。這又是一項管理不善的證據。

Kitchen upgrade project was design by an architect, work started and found problem on fire stop on the wall behind the kitchen cabinet. Bowers approach Velji (a non Register Engineer) to deal with this problem instead consults with the original Design Architect.

廚房改善工程是由建築師設計的。開工後發現廚櫃後面牆壁的防火問題。包爾(Bowers)沒去找原有的設計建築師查問，就找了 VELJI(一名無牌照工程師)來處理這一問題。

Records of contract are not in proper order and duplicate/overpayment invoice was found from boxes of documents provided by Bowers management.  
在包爾(Bowers)管理公司所提交的一盒盒文件中，我們發現合約文件記錄次序不對，有重複的及超額支付的帳單。

Tai Tung community room renovation project was involved with the removal of newly installed partition wall, Bower approach Architect Firm to request floor plan for \$3000. An unrealistic approach to deal with a simple partition wall removal work, which is cost approximately \$3000 only.  
大同村會議室整修工程包括拆掉新建的間隔牆。包爾(Bowers)找建築設計公司要求以三千元買藍圖。處理一個大約只要花三千元的拆除間隔牆簡單工作，這做法不實際。。

#### **Unfaith to the owner (CCBA)**

An audit report was prepared and some information provided by Bowers Management was inaccurately and misleading, thus not written in the best interest of CCBA.

對業主(紐英崙中華公所)不忠誠

包爾(Bowers)管理公司製作、提交的稽核報告，有部份資料不正確，有誤導作用，因此不是以對紐英崙中華公所最有利的方式撰寫的。

#### **Un-Cooperative**

We still neither have not received complete documents on improvement projects nor any satisfactory explanation to all of our inquiry.

不合作

我們還沒有收到改善工程的完整文件，所有我們提出的問題，也沒令人滿意的解釋。

Tai Tung Village laundry room security camera project was still under evaluation by TTVM committee and inform Bowers to hold until TTVM's response at our meeting. Bowers awarded the project to one of the bidder prior to our response and denied that was instructed by the TTVM committee. Another evidence of uncooperative to owner and refuse to acknowledge the fault.

大同村管理委員會仍在評估大同村洗衣房安全攝影機計劃時，通知了包爾(Bowers)暫停處理，等大同村管理委員會在我們的會議中取得回應再說。包爾(Bowers)在我們回應前就把工程發包給其中一家競標者，並否認收到大同村管理委員會的指示。又一項不與業主合作，不肯認錯的證據。

**It was concluded that the relationship with Bowers Management was difficult because of the lack of cooperation and trust on the part of Bowers.**

基於包爾(Bowers)公司的不合作與不能信任，我們總結與 Bowers 管理公司的關係不佳(，不能再繼續合作下去，English version should spell this out too.)。

Albert Li made a motion on behalf of the TTV Management Committee to terminate the Management contract with Bowers Management and to authorize Roman Chan to conduct a legal review and to execute this termination.

李厚鵬代表大同村管理委員會提案，終止與 Bowers 管理公司的管理合約，並授權陳仕維研究法律問題以執行這一終止合約行動。

Paul Chan, Yet-Wah Chan and Chung Chi Tze seconded the motion.

陳家驊、陳日華及謝中之附議。

A vote was taken.	進行投票
31 Accepted.	三十一票贊成
1 Opposed.	一票反對

The Board accepted the motion.  
議員大會接受提案。

Mr. Hon Chan made a motion to end meeting. It was accepted unanimously.  
陳廣漢先生提案結束會議。全場無異議通過。

Meeting adjourned at 11:35 PM.  
會議在十一點三十五分結束。