



Shawn Martin <sem2000s@gmail.com>

Re: Notice to Replace Upper window and Engineer report

8 messages

o2btal@aol.com <o2btal@aol.com>

Fri, May 16, 2025 at 6:20 PM

To: Drew Liebman <assistant@hgl-law.com>, "Rhonda Hollander, Esq." <rhonda@hgl-law.com>

Cc: Office Support YMS <info@yourmanagementservices.com>, Patty Sabates <psabates48@gmail.com>, Blaire Lapides <bjlapides@bellsouth.net>, Shawn Martin <sem2000s@gmail.com>, "Cc: Kaelani Brown" <kaelanibrown@yahoo.com>, Elizabeth Palen <elizabeth.palen@hotmail.com>, Maude King-Bruce <maudekbruce2@gmail.com>, Maritza Wilhelm <maritzawilhelm@yahoo.com>, Kareem Chen <kcchen.80@gmail.com>, Miriam Tirado <miriam71@comcast.net>

Ms. Hollander,

I am in receipt of your notice of today. Unfortunately, your information may not be current as I have already ordered windows for my upper unit from Austro. I expect them to be installed next week.

Additionally, I would like to request a copy of the Engineers's Report on the Engineer's letterhead to provide to my attorney.

Lastly, worn weather stripping does not mean that a window cannot be used; the weather stripping can easily be replaced causing the window to be like new again and very useable. That's considered "maintenance".

I hope there will not be a charge to the association for your notice and letter as it was not necessary to be sent to me being that I have already complied.

Have a nice weekend as well!

On Friday, May 16, 2025 at 05:32:04 PM EDT, Rhonda Hollander, Esq. <rhonda@hgl-law.com> wrote:

Enclosed please find our notice and report for the Association.

Have a nice weekend.

Rhonda Hollander, Esq.

Hollander, Goode & Lopez, PLLC

[314 S. Federal Highway](#)

[Dania Beach, Florida 33004](#)

(954) 923-1985

Rhonda@HGL-Law.com

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NOTICE TO HOMEOWNERS' ASSOCIATION AND CONDOMINIUM ASSOCIATION CLIENTS:

This communication (and any attachments) may include privileged communications between attorney and client that are exempt from disclosure and/or protected pursuant to Sections 90.502, 718.111(12) and/or 720.303(4), Fla. Stat. In such event and to protect the privileged nature of this communication, this communication should not be made accessible to the members of the association as part of the official records of the association pursuant to Sections 718.111(12) or 720.303(4), Fla. Stat., as applicable, until such time as the board of directors has determined to make its contents accessible to the members of the association as part of the official records of the association.

FAIR DEBT COLLECTION PRACTICES ACT: Please be advised that the law firm of Hollander, Goode & Lopez, PLLC is engaged in the practice of debt collection and any information obtained by Hollander, Goode & Lopez, PLLC may or will be used to effect collection of a debt.

o2btal@aol.com <o2btal@aol.com>

Fri, May 16, 2025 at 6:41 PM

To: Drew Liebman <assistant@hgl-law.com>, "Rhonda Hollander, Esq." <rhonda@hgl-law.com>

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Addendum to prior letter of today sent ten minutes ago.

If you intend to send me the same letter for my lower windows, please make sure the report is not only on the Engineer's company letterhead but also signed by the Engineer of record, and stating that new weather stripping or other maintenance will not make the windows useable; and that no amount of maintenance will render them useable.

Thank you.

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Rhonda Hollander, Esq. <rhonda@hgl-law.com>

Sat, May 17, 2025 at 12:39 PM

To: "o2btal@aol.com" <o2btal@aol.com>, Drew Liebman <assistant@hgl-law.com>

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Since you have now indicated below (which I highlighted) that you have a lawyer, I cannot communicate with you any longer.

Please provide me the name and contact information for your lawyer should the Association be forced to move forward.

Rhonda

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o2btal@aol.com <o2btal@aol.com>

Sat, May 17, 2025 at 12:41 PM

To: Drew Liebman <assistant@hgl-law.com>, "Rhonda Hollander, Esq." <rhonda@hgl-law.com>

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I have appts to interview 2 lawyers in the coming weeks. Until then, I will continue to correspond with you.

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o2btal@aol.com <o2btal@aol.com>

Sat, May 17, 2025 at 12:45 PM

To: Drew Liebman <assistant@hgl-law.com>, "Rhonda Hollander, Esq." <rhonda@hgl-law.com>

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By the way, since I have already ordered upper impact windows there is really nothing for you to discuss with a lawyer that I may hire. I am not in violation of **anything**. I am entitled to seek advice from anyone that I want at any time without noticing you.

Have a great weekend!

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Rhonda Hollander, Esq. <rhonda@hgl-law.com>


Sat, May 17, 2025 at 1:11 PM

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Here is the letter received by the EOR.

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 **Letter Regarding Reinstallation of Existing Windows 04-17-25 - DSS.pdf**
245K

Rhonda Hollander, Esq. <rhonda@hgl-law.com>

Sat, May 17, 2025 at 1:12 PM

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No doubt. I am not allowed to communicate with you if you have a lawyer.

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o2btal@aol.com <o2btal@aol.com>

Sat, May 17, 2025 at 2:22 PM

To: Drew Liebman <assistant@hgl-law.com>, "Rhonda Hollander, Esq." <rhonda@hgl-law.com>

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You already mentioned that so I am aware. If this becomes a legal case, you will surely be notified if I hire an attorney to represent me.

To be honest, I followed the required procedures with the certified letter, etc. and I still didn't get the answers from you that I had requested which is why I am seeking advice from attorneys out of my pocket. As an owner of a unit, I was under the impression that our counsel was there to help owners by providing requested information, but for some reason, I don't seem to be getting the information needed to help us and for which I am sure you are being paid for.

I certainly wish this wasn't the case but unfortunately it is.

Very disappointing!

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