



Community Chronicle

64-34 102nd Street, Rego Park, NY 11374 • Official Publication



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From the Desk of the Board of Directors

Welcome Shareholders to the Fall 2026 Edition

This newsletter is our way of keeping everyone at Carol House in the loop about building capital projects, repairs, and general updates around the community.

Announcements

Annual Shareholder Meeting

The annual shareholder's meeting is schedule for Thursday October 29, 2026 at 7pm. The meeting will take place in the Superintendent's office. Official notices and proxy ballots will be mailed to all shareholders..

DOB Co-Op & Condo Board Sign-Off

Starting February 2, 2026 the NYC Department of Buildings (DOB) reinstated a requirement that co-op and condo boards formally sign off on DOB job filings submitted by shareholders or unit owners.

Major Capital Project Highlights

Garage Repairs (LL126)

95% COMPLETED

Infrastructure repairs and required structural inspection under NYC Local Law 126. Awaiting final sign-off.

Laundry Fire Prevention

90% COMPLETED

Sprinkler system & gas shutoff following NYCDob violation. Awaiting final gas meter.

Soil Inspection & Remediation

IN PROGRESS

Soil testing and remediation following bank inspection prior to co-op refinancing.

Rooftop Water Tank

PLANNING STAGE

Full wooden water tank replacement. Planning for Spring 2027.

Building Reminder Corner

Large Deliveries & Moves

Large deliveries must be coordinated 48 hours in advance with Benny for elevator pad placement.

Residential Quiet Hours

Respect your vertical neighbors. Standard residential quiet hours run from 7:00 PM to 8:00 AM daily.

Trash & Recycling Protocols

All recycling should be brought down to the ground floor and placed into appropriate recycling bins.