

Free Fordham Hill 1-Page Turnaround Plan

Lower maintenance. Restore transparency. Improve quality of life. Increase property values.

SHAREHOLDER SUMMARY

THE 3 PHASES

A roadmap to recovery

A phased plan to stop waste, fix visible problems, and rebuild value.

1 Immediate Action

FIRST 90 DAYS

Take control fast and stop waste.

Forensic audit. Freeze waste. Review legal actions. Move projects forward.

Shareholder impact: No more surprise hikes. Parking gets back to normal.

2 Stabilization

MONTHS 3-6

Run the property better without service cuts.

Cut waste. Fix visible problems. Enforce deadlines.

Shareholder impact: Visible progress and better day-to-day follow-through.

3 Growth

6 MONTHS +

Beautify the buildings and rebuild value.

Upgrade common areas. Add amenities. Improve quality of life.

Shareholder impact: Better common areas, better amenities, stronger values.

THE CASE FOR ACTION

Key numbers from the site

1,118

Total Owners Affected

3

Active Lawsuits

+54%

Maintenance Hikes

\$54M

Total Debt

WHAT SUCCESS LOOKS LIKE

Results shareholders should expect

The outcomes this turnaround plan is built to deliver.

1

Stabilize maintenance fees

2

Get parking back to normal

3

Recover from active legal cases

4

Push electrical and scaffolding work forward

5

Improve common areas and amenities

6

Improve quality of life and increase property values

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