

Island Park -

George McCann  
ISSUE

Renee Sloan

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**From:** Joe DiRienzi Sr.  
**Sent:** Thursday, January 26, 2023 1:13 PM  
**To:** Demetre Alexander Vrynios  
**Cc:** Roni Elias; Rami Yitzhak; Renee Sloan; Joe DiRienzi Jr.  
**Subject:** Fwd: Condo Reconstruction

Demetre

Can you advise what this is about please. First I'm hearing of remediation not completed in this home. Our Electrician has inspected and repaired cleared this for hot check. Plumber hasn't got to it yet. PERMIT APP IS IN HE CANNOT JUST PULL OUT AND GET SOMEONE ELSE UNDER OUR SUBMITTED PERMIT.

Joe DiRienzi Sr.

Restoration Division

Projects Manager/Estimator

Elias Brothers Group

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**From:** Rick Roudebush <[rrroudebush@gmail.com](mailto:rrroudebush@gmail.com)>

**Sent:** Thursday, January 26, 2023 12:44:51 PM

**To:** Joe DiRienzi Sr. <[joe.dirienzi.sr@elias-brothers.com](mailto:joe.dirienzi.sr@elias-brothers.com)>; Rami Yitzhak <[Rami.Yitzhak@elias-brothers.com](mailto:Rami.Yitzhak@elias-brothers.com)>; Roni Elias <[Roni.Elias@elias-brothers.com](mailto:Roni.Elias@elias-brothers.com)>

**Cc:** Danilo Fior <[danielifior47@gmail.com](mailto:danielifior47@gmail.com)>; Edward Walendy <[edwardwalendy65@gmail.com](mailto:edwardwalendy65@gmail.com)>; Jennifer Darrow <[jennifer@pegasuscam.com](mailto:jennifer@pegasuscam.com)>; ROSS BIONDO <[rfsr1@hotmail.com](mailto:rfsr1@hotmail.com)>; The Durbins <[ddjdurbin@gmail.com](mailto:ddjdurbin@gmail.com)>

**Subject:** Fwd: Condo Reconstruction

ELIAS - #00788

Roni, Raḡni and Joe Sr.,

Please read the attached email from Mr. McCann at 17632 Captiva. Roni, I will give you a call back in a little while and we can also discuss this.

Rick

----- Forwarded message -----

From: **George McCann** <[mccannellsworth@gmail.com](mailto:mccannellsworth@gmail.com)>

Date: Wed, Jan 25, 2023 at 10:12 AM

Subject: Condo Reconstruction

To: Rick Roudebush <[rrroudebush@gmail.com](mailto:rrroudebush@gmail.com)>, Deanna Durbin <[ddidurbin@gmail.com](mailto:ddidurbin@gmail.com)>, <[jennifer@pegasuscam.com](mailto:jennifer@pegasuscam.com)>

To the V-2 Board and Management Company:

Upon my return to IPV after a three month absence, I am disappointed to see the lack of progress on both the remediation and reconstruction of my unit. I understand that Servpro was contracted to perform the remediation, though that was never completed. I initially agreed to allow Elias Bros. to perform the remediation, thinking it would be performed in a professional and timely manner. To-date, no remediation has been done by Elias Bros or their subcontractor RK. I've been given two reasons, at different times, for the lack of progress in the remediation, one from Demetre that I had refused to allow Elias Bros to do the work (verifiably untrue), and a second excuse that the Elias Bros subcontractor refused to perform the remainder of the remediation because it had originally been started by Servpro (does not ring true). At this point, work on my unit is way behind, and there has been no communication with me from either Pegasus or Elias Bros.

Based on the poor performance by Elias Bros and their subcontractor, and lack of progress on my unit, it is only reasonable for me to rescind my agreement to use Elias Bros for the remediation and reconstruction of my unit at 17632 Captiva Island Lane. Moving forward, I feel free to entertain estimates from outside contractors to perform the remediation steps left undone by Servpro and Elias Bros. I may also use an outside contractor for the reconstruction if I feel that their performance is superior to that I've experienced so far with Elias Bros. I expect that my flood and hurricane (wind) insurance compensation will not be adversely affected by my decision to use an outside contractor vs Elias Bros.

FYI, multiple dismantled outlets in the master bedroom and lanai, and a broken handle on the door to the lanai, were discovered upon my return to IPV.

I appreciate your attention to this matter.

Respectfully,

George McCann

17632 Captiva Island Lane,