

**FAIRLINGTON MEWS COUNCIL OF CO-OWNERS
BOARD OF DIRECTORS MEETING
Fairlington Community Center
Thursday February 28, 2019
7:00 p.m.**

BOARD MEMBERS PRESENT

Gabe Butler, 1st Vice President
Ryan Hamel, 2nd Vice President
Jennifer Birtwhistle, Secretary
Lori Stuntz, Treasurer

BOARD MEMBERS ABSENT

Renee Powlette, President

MANAGEMENT PRESENT

Lisa Gardner, CMC Portfolio Manager
Kemi Ojumu, Recording Secretary

OTHERS IN ATTENDANCE

Judith Guerny
Penny Glass

CALL TO ORDER

Mr. Hamel called the meeting to order at 7:00 p.m. noting that a quorum was met with four (4) Board members present.

RESIDENT FORUM

- No resident comments.

APPROVAL OF MINUTES – January 24, 2019

MOTION: Mr. Butler **MOVED** to approve the minutes of the January 24, 2018 Board of Directors meeting as amended. The motion was **SECONDED** by Ms. Stuntz and **PASSED** by unanimous consent.

MATTERS FOR BOARD DECISION

Environmental Enhancement Proposal

MOTION: Mr. Butler **MOVED** to approve the proposal from Environmental Enhancements to add the area outside the fence along King Street to the regular mowing contract. For the services of mowing, weeding and trash pickup along King Street for an amount of \$1,625.00. The motion was **SECONDED** by Ms. Stuntz and **PASSED** by unanimous consent.

MATTERS FOR BOARD DISCUSSION/INFORMATION

Fence Project

The fence project is nearly complete for the entire community. There are several fence numbers that still need to be fixed, along with some fence post caps. The fence company is still awaiting the completion of the retaining wall and patio installation behind Court #6 to complete the fence project.

Comcast

Comcast was performing work throughout the community which required some digging and the removal of dirt. However when this work was completed several areas were not returned to their original state. The Board will draft a letter to Comcast and Arlington County addressing the community's concerns about the landscaping that is now require due to this situation. The Board will also provide an estimate from the community landscaping company as to what all needs to be done to put the community back to its original state.

Reserve Study Report

The Reserve Study community walk through has been completed and the Reserve Study has been received by the Board Treasurer that will do an initial review and provide the information and official report to the Board.

OFFICER REPORTS

President: No Comments.

Treasurer: The financials were presented and reflect that as of December 2018, the Association's Total Cash and Investments are \$1,886,984.00, Year to Date Income is \$436,425.00, Year to Date Expenses are \$436,915.00, and the Year to Date Net Loss is \$490.00.

Secretary: The Spring newsletter will go out in March.

COMMITTEE REPORTS

Landscape: Ms. Guerny discussed the potential planting that would be located near the fence line on King Street. The Committee has some ideas but wanted to make sure their ideas were in line with what the Board has envisioned for that area and if both ideas were within the budget that was set aside

Recreation: No Report.

Pool: No Report.

Newsletter: See "Secretary's Report".

Finance: See "Treasurer's Report".

Fence: See "Matters for Board Discussion/Information

ESTABLISHMENT OF NEXT BOARD MEETING

The next monthly Board meeting is scheduled for March 28, 2019.

ADJOURNMENT

MOTION: Ms. Birtwhistle **MOVED** to adjourn the Board of Directors meeting at 7:24 p.m. The motion was **SECONDED** by Mr. Butler and **PASSED** by unanimous consent.

Respectfully Submitted by:
Kemi Ojumu, Recording Secretary