

**FAIRLINGTON MEWS COUNCIL OF CO-OWNERS  
BOARD OF DIRECTORS MEETING  
Fairlington Community Center  
Thursday May 23, 2019  
7:00 p.m.**

**BOARD MEMBERS PRESENT**

Renee Powlette, President  
Ryan Hamel, 2<sup>nd</sup> Vice President  
Lori Stuntz, Treasurer

**BOARD MEMBERS ABSENT**

Gabe Butler, 1<sup>st</sup> Vice President

**MANAGEMENT PRESENT**

Crystal Williams, CMC Portfolio Manager  
Kemi Ojumu, Recording Secretary

**OTHERS IN ATTENDANCE**

Judith Guerny  
Fern Birtwistle  
Sue Davis

**CALL TO ORDER**

Ms. Powlette called the meeting to order at 7:00 p.m. noting that a quorum was met with three (3) Board members present.

**RESIDENT FORUM**

- No Resident Comments.

**APPROVAL OF MINUTES – April 25, 2019**

**MOTION:** Mr. Hamel **MOVED** to approve the minutes of the April 25, 2019 Board of Directors meeting as presented. The motion was **SECONDED** by Ms. Stuntz and **PASSED** by unanimous consent.

**MATTERS FOR BOARD DISCUSSION/INFORMATION**

Shutter Replacement Quotes

Management is still awaiting quotes from vendors for the shutter replacements.

Landscaping Quotes

See “Landscaping Committee”.

Renewal Cleaning Contract

**MOTION:** Mr. Hamel **MOVED** to approve the renewal cleaning contract from DMA Cleaning Services from FY 19-20, Aug 1, 2019 - July 31, 2020, in the amount of \$681.86. The motion was **SECONDED** by Ms. Stuntz and **PASSED** by unanimous consent.

### Renewal Insurance Contract

**MOTION:** Mr. Hamel **MOVED** to approve the renewal of the insurance contract from presented by AIAI for the FY 2020 in the amount of \$59,596.62. The motion was **SECONDED** by Ms. Stuntz and **PASSED** by unanimous consent.

### OFFICER REPORTS

**President:** Ms. Powlette stated that it has been reported that some residents are still feeding the birds in Court #2 which has increased the population of squirrels. So management will need to send those homeowners a letter to cease this action as it is against the law to feed the squirrels when they become aggressive.

**Treasurer:** The financials were presented and reflect that as of April 2019, the Association's Total Cash and Investments are \$1,995,424.00, Year to Date Income is \$786,790.00, Year to Date Expenses are \$789,567.00, and the Year to Date Net Loss is \$2,777.00.

Ms. Stuntz presented the new proposed budget that will be sent to homeowners to vote on at the Annual Meeting that will take place next month.

### COMMITTEE REPORTS

**Landscape:** Ms. Guerny presented the list of all landscaping issues that the landscaping committee as noted throughout the community. She also requested that letters be sent to homeowners for patio area tree violations. The landscaping committee wants it noted that patios are renter's responsibilities and they need to make sure they are cleaning up messes in patio areas. Court #1 has asked about getting a new tree installed when an older tree was removed from that area. They continue to hear complaints from homeowners about the grass not looking as good as in previous years because it is now filled with weeds due in part to the landscaper using organic pesticides.

**Recreation:** The Recreation Committee has the annual pool party scheduled for June 9, 2019 which will include pizza, music, and fun.

**Pool:** No Report.

**Finance:** See "Treasurer's Report".

### ESTABLISHMENT OF NEXT BOARD MEETING

The next meeting is the Annual meeting is scheduled for June 27, 2019.

The next monthly Board meeting is scheduled for July 25, 2019.

### ADJOURNMENT

**MOTION:** Mr. Hamel **MOVED** to adjourn the Board of Directors meeting at 7:42 p.m. The motion was **SECONDED** by Ms. Stuntz and **PASSED** by unanimous consent.

Respectfully Submitted by:  
Kemi Ojumu, Recording Secretary