

THE FAIRWAYS AT TORRINGTON
BOARD OF DIRECTORS MEETING
837 CHARLES STREET
WEDNESDAY, APRIL 18, 2012

- Call to Order: The Board of Directors meeting was called to order by Connie Hall, President at 6:00 p.m. George Foster, Vice President; Joyce Almstedt, Secretary; Maryann Delay, Director; Jennifer Feiman, Property Manager.
- Absent: Paul Summers, Treasurer.
- Executive Session: The Board went into executive session at 6:00 p.m. and adjourned from Executive session at 6:30 p.m.
- BOARD MEETING:
Unit Owners: Lee Murphy and Lil Crovo were present.
- MINUTES: Mary Delay made a motion to approve April 13, 2012 minutes, seconded by George Foster. Motion passed.
- FINANCIAL REPORT:
Assets balance as of March 31, 2012 - \$263,673.56
Jenn reviewed the Financial Report.
- MANAGER'S REPORT: Action Points and work order logs were reviewed.
- OLD BUSINESS: Insurance claims have all been completed.

Jenn has spoken with the attorney regarding amending the documents to resolve inconsistencies in language and also to bring the documents into compliance with the 2010 revisions to CIOA.
- COMMITTEE REPORTS:

No reports
- FHA: Package has been submitted and waiting for an answer.
- NEW BUSINESS: Motion made by George Foster to accept Nanfito's bid for doing half

roof and rear gutters for Units 117 thru 120 on building 16 for a total price of \$7,649. Second by Maryann Delay. All in favor. Motion passed.

Motion made by George Foster to accept Nanfito's bid to reroof building 10 and garage unit 17 thru 20 on Rockledge Loop for a total price of \$24,128. Maryann second. All in favor. Motion passed.

Motion made by George Foster to accept the bid by DCS for decks on building 22, Units 151 thru 156 and building 23 Units 157 thru 161 for a total price of \$10,725 for labor. Maryann Delay second. All in favor. Motion passed. Materials for the project will be purchased from Miner's Lumber.

Meeting adjourned at 7:00 p.m.

Respectfully submitted, Joyce Almstedt