

THE FAIRWAYS AT TORRINGTON
REGULAR BOARD OF DIRECTORS' MEETING
237 CHARLES STREET
DECEMBER 6, 2018 THURSDAY

CALL TO ORDER:

The Board of Directors' meeting was called to order at 6:00 p.m. by Paul Summers, Pres. Present: Constance Hall, Vice Pres.; Maryann Delay, Secty.; Lynn Milano, Treas. and Vendel Orban of CM Property Mgmt. Absent: Adam Sycz, Director. The Board moved to Executive Session at 6:00 p.m. The Board left Executive Session at 6:45 p.m., moving to Open Session.

OPEN SESSION:

MOTION made by C Hall to approve October 4, 2018 minutes, second by L Milano. Motion carried.

MOTION made by M Delay to approve November 8, 2018 minutes, second by C Hall. Motion carried.

FINANCIAL REPORT:

Financials for November 1 – 30, 2018 were reviewed. Total Liabilities/Equity is \$427,687.51 Management recommended the \$387,744.00 in Fairways reserve account with Liberty Bank be separated. FDIC insures up to \$250,000. Vendel recommended leaving \$240,000 in Liberty Bank and open another account with the remaining \$147,744. C Hall will discuss this process with Liberty Bank.

OLD BUSINESS:

MOTION made by M Delay to approve bid from 4MD Construction, Shelton, CT, to remove old shingles, install new roofing for the middle section on the back side of Bldg 12 for \$4200, second by C Hall. Motion carried.

MOTION made by P Summers for current officer positions to remain as is, second by M Delay. Motion carried.

Paul Summers, President; Constance Hall, Vice President; Lynn Milano, Treasurer; Maryann Delay, Secretary and Adam Sycz, Director.

Constance Hall and Maryann Delay will each hold a two-year term from 2018 to 2020. Positions now being held by Paul Summers, Lynn Milano and Adam Sycz will expire in 2019.

MOTION made by M Delay to adjourn at 7:30 p.m., second by C Hall. Motion carried.
Respectfully submitted,
Maryann Delay, Secretary

MOTION made via email 11/19/2018 by C Hall to approve Quality American Painting, Torrington, CT. bid to clean gutters throughout complex, costing \$1800, second by M Delay. Motion carried.

MOTION made via email 11/20/2018 by C Hall to approve bid from PFD, Watertown, Ct. to repair pot holes throughout the complex for \$1800, second by A Sycz. Motion carried.

MOTION made via email 12/3/2018 by P Summers to approve bid from 4MD, Shelton, CT., to repair hole in Garage 32, cost \$380, second by C Hall. Motion carried.

MOTION made via email 12/12/2018 by P Summers to accept bid re: mold remediation from Belfor Prop Restoration, Wallingford, CT., to restore/service/remodel Unit 35, cost \$7589.21, second by A Sycz. Motion carried.

