

THE FAIRWAYS AT TORRINGTON
REGULAR BOARD OF DIRECTORS MEETING
837 CHARLES STREET
MAY 15, 2013 WEDNESDAY

CALL TO ORDER:

The Board of Director's meeting was called to order at 6:00 p.m. by Connie Hall, Pres. Members present: George Foster, Vice Pres; Paul Summers, Treas; Maryann Delay, Sec.; Joyce Almstedt, Dir. and Robert Burrows, Manager. The Board went into Executive Session at 6:00 p.m., adjourning at 6:30 p.m. The Board went into Open Session at 6:31 p.m. Present: Unit Owners #36, 60, 127, 151.

OPEN SESSION:

#151 questioned/commented on the hiring of KMA Property Management, James Macek, President. The Board's decision was based on KMA's past experience at The Fairways and contract cost.

MINUTES: **MOTION** made by P Summers to approve April 17, 2013 minutes, second by G Foster. Motion carried.

FINANCIAL REPORT:

R Burrows reviewed the financial report for period ending April 30, 2013. Asset Balance is \$211,490.02.

OPEN SESSION:

Board returned to Open Session at 6:41 p.m. upon arrival of Unit Owners #60 and 127. #127 updated the Board that she ordered lattice work for deck in cedar color. #60 states bees in air conditioner. Plug from air conditioner and wall receptacle do not match. An electrician will investigate. There's a noise in her dryer hose. The Board is in the bidding process to have dryer vents cleaned. Stated she will comply with Board's decision re: cutting down/trimming back pine tree in front of her unit at Bldg 8. Board resumed business at 7:04 p.m.

MANAGER'S REPORT:

B Burrows reviewed the Action Points.

OLD BUSINESS:

July 1, 2013 is cutoff date for bids re: dryer vent cleaning and chimney cleaning.

NEW BUSINESS:

MOTION made by P Summers to grant a one-time waiver of \$25 late fee to Acct # 138-4592, second by G Foster. Motion carried.

MOTION made by P Summers to waive \$0.60 balance for Acct. 138-5669, second by G Foster. Motion carried.

ADJOURNMENT:

MOTION to adjourn made by M Delay, second by G Foster. Motion carried. Meeting adjourned at 8:06 p.m.

Respectfully submitted,
Maryann Delay, Secretary

