

THE FAIRWAYS AT TORRINGTON
REGULAR BOARD OF DIRECTOR'S MEETING
837 CHARLES STREET
MARCH 5, 2015 THURSDAY

CALL TO ORDER:

The Board of Director's meeting was called to order at 6:00 p.m. by Robin Rodger, President. Members Present: Connie Hall, Vice Pres.; Paul Summers, Treas.; Maryann Delay, Secty.; Lynn Rice Scozzafava, Dir. Also Present: Dick Famiglietti, Manager and Theresa Sherwood, Assistant of CM Property Management.

The Board went into Executive Session at 6:01 p.m. The Board left Executive Session at 6:30 p.m. The Board went into Open session at 6:32 p.m.

OPEN SESSION:

R Rodger stated there would be a 3-minute time limit for each unit owner wishing to speak. Present: Four unit owners. #64 thanked the Board and Property Management for their involvement. She commented on the ice dams, melting snow, placement of the snow. She commented on the "hole" in her utility room. She plans to replace a damaged bush in the Spring. #121 expressed satisfaction with CM Property Management. She stated water is coming into her garage from the outside. The Board and Management are aware of this. Temporary fixes are being made. This issue will be dealt with in the Spring. #65 prepared and read a statement to all who were present. She suggested a speed bump be placed on Rockledge Loop. The Board will consider the possibility.

MINUTES:

MOTION made by P Summers to approve February 5, 2015 minutes, second by M Delay. Motion carried.

FINANCIAL REPORT:

Dick reviewed the financials for period ending February 28, 2015. Line Item 62058, Hallway Cleaning, will be omitted and placed in Line Item 62064, Janitorial. Line 62102, Landscaping, should be \$70,000 and Line 62103, Snow Removal, should be \$65,000. Line Item 81050, Capital Improvement – Deck Staining, will be allocated from May through November.

MOTION was made via email on February 9, 2015 by P Summers to approve the removal of snow piles by Harwinton Paving not to exceed the cost of \$7700, not including sales tax, second by R Rodger. Motion carried by unanimous consent.

MOTION was made by P Summers to accept 2015 landscaping proposal from S&T Landscaping, Torrington, CT, in the amount of \$53,175.00, second by C Hall. Motion carried.

ADJOURNMENT:

MOTION made by M Delay to adjourn at 7:40 p.m., second by R Rodger. Motion carried.

Respectfully submitted,
Maryann Delay, Secretary