

THE FAIRWAYS AT TORRINGTON  
**REGULAR BOARD OF DIRECTORS' MEETING**  
837 CHARLES STREET  
OCTOBER 6, 2016

**CALL TO ORDER:**

The Board of Directors' meeting was called to order at 6:00 p.m. by Paul Summers, President. Present: Connie Hall, Vice Pres.; Lee Murphy, Treas.; Maryann Delay, Secty.; Paul Zeller, Dir.; Dick Famiglietti and Lynn Platania of CM Property Mgmt. The Board moved to Executive Session At 6:00 p.m. The Board left Executive Session at 6:30 p.m., moving to Open Session.

**OPEN SESSION:**

Present: Unit Owner #64 commented on the landscaping.

**MOTION** made by C Hall to approve September 1, 2016 minutes, second by P Zeller. Motion carried.

**FINANCIAL REPORT:**

The Financial Report was reviewed for the period ending September 30, 2016. Total Liabilities/Equity is \$283,430.09

**MOTION** made by M Delay to accept estimate from 4MD Const., Stratford, CT. to replace 6 window frames on Unit 23 with wood/aluminum at a cost of \$420, second by P Zeller. Motion carried.

**MOTION** made via email September 8, 2016, by P Summers to approve the contract with FHA Pros, Northridge, CA, to seek FHA approval for The Fairways in the amount of \$750, second by C Hall. Motion carried by Unanimous Consent.

**MOTION** made via email September 13, 2016, by P Summers to approve proposal from 4MD Const., Stratford, CT. to reinforce concrete slab at Unit 123 for \$280, second by L Murphy. Motion carried by Unanimous Consent.

**MOTION** made via email September 16, 2016, by M Delay to accept proposal from Quality American Painting, Torrington, CT., for \$2640 to paint doors/casings as listed on proposal at various locations, second by P Summers. Motion carried by Unanimous Consent.

**MOTION** made by M Delay to adjourn at 7:26 p.m., second by P Zeller. Motion carried.

Respectfully submitted,  
Maryann Delay, Secretary