

THE FAIRWAYS AT TORRINGTON
REGULAR BOARD OF DIRECTORS' MEETING
VIA TELECONFERENCE
SEPTEMBER 17, 2020 THURSDAY

CALL TO ORDER:

The Board of Directors' meeting was called to order 6:00 pm by Paul Summers, President.
Present: Constance Hall, V-Pres.; Maryann Delay, Secty.; Donna Groccia-Lubik, Treas. and Elise Geter of CMPM. Absent: Adam Sycz, Dir. The Board moved to Executive Session at 6:00 pm. The Board left Executive Session at 7:16 pm, moving to Open Session.

OPEN SESSION:

MOTION made by M Delay to approve August 13, 2020 minutes, second by P Summers.

Motion carried.

FINANCIAL REPORT:

Financials for August 1-31 were reviewed. Association liabilities/Equity are \$395,978.45

A street sign recently replaced on lower complex by Signcraft needs to be corrected re: direction to Building 15, Units 109 and 110. Signcraft will make the correction at their cost.

The Board is discussing options re: Annual Association meeting due to COVID 19.

MOTION made by P Summers to approve Proposal to Modify from Unit 21 to replace glass sliding door and storm door by Lowe's Improvement, Torrington, Ct., second by M Delay. Motion carried.

MOTION made by M Delay to approve Proposal from Unit 69 to install gas in fireplace by Hocon Gas, Torrington, Ct., second by D Groccia-Lubik. Motion carried.

MOTION made by P Summers to accept Proposal from Tomasetti, Kulas & Co., Hartford, Ct. to audit the 2019 Fairways financial statements and prepare Association's Federal 1120-H and State CT-1120, cost \$4750, second by D Groccia-Lubik. Motion carried.

MOTION made by P Summers to adjourn at 9:10 pm, second by M Delay. Motion carried.

Respectfully submitted,
Maryann Delay, Secretary

MOTION made by P Summers via email 8/20/20 to approve Proposal from Unit 40 installation of central air by TNT Installation, Litchfield, CT., second by M Delay. Motion carried.

MOTION made by M Delay via email 8/24/20 to approve Proposal from Unit 98 to install windows and slider by J Pescatore, Torrington, CT., second by C Hall. Motion carried.

MOTION made by C Hall via email 9/14/20 to approve Unit 155 Variance Request to install front and rear outdoor lights by Eastside Electric, Harwinton, CT., second by M Delay. Motion carried.