

FAIRLINGTON GLEN COUNCIL OF CO-OWNERS
Annual Meeting Minutes
Fairlington Community Center
November 7, 2019

ATTENDEES: Charlie Robbins (President), William Layer (Vice President), Jeremy Wiedemann (Secretary), Maynard Dixon (Treasurer), TJ Doyle (At-Large Member), Candace Lewis (Cardinal Management), and approximately 16 co-owners.

CALL TO ORDER AND INTRODUCTION OF BOARD

The President called the meeting to order at 7:02 p.m. It was established that a quorum (30.165%), defined as at least 25%, was present by proxy, electronic vote and in person. The board was introduced.

APPOINTMENT OF THE PARLIAMENTARIAN

Maynard Dixon was appointed parliamentarian. Robert's Rules of Order would be followed.

PROOF OF NOTICE OF MEETING

The President reported that the notice of the annual meeting of the Fairlington Glen Council of Co-Owners was mailed on or about October 18, 2019, to all co-owners of record in accordance with the Virginia Condominium Act.

SELECTION OF INSPECTORS OF THE ELECTION

Susan Hunchar and Jay Yianilos were appointed Inspectors of the election.

PRESIDENT'S REPORT

The President reported that the Glen had stayed on budget and avoided major disasters while continuing to perform maintenance on our aging infrastructure and contributing to reserves. The President noted that the severe swings in weather continue to drive unexpected landscape repair work. The President also talked to some of the cultural changes we are experiencing from scooters on the sidewalk to significant rise in real prices and demand thanks to all the new employers who have announced they are moving into the area. In closing, the President reiterated that Arlington, Fairlington, and the Glen continue to be a great place to live.

2019 BUDGET PRESENTATION

The Treasurer summarized the board's proposed budget for 2020 and explained why he believes the Glen should continue its progress toward fully funded reserves. The Treasurer explained the planned 2.8% increase in association dues and showed how the board was able to keep it at this level (which is similar to the prior year). The Treasurer also announced that the 2019 update to the reserve study will be available in the documents section of the website and thanked co-owner Bill Worsley for his contributions to this important document.

PRESENTATION OF BOARD CANDIDATES

The President announced that the only person who had filed as a candidate for the upcoming vacancy on the board was himself. He asked if there were any nominations from the floor and there were none.

VOTE ON 2020 BUDGET, CANDIDATES and 2018 MINUTES

The ballots were collected, and the Inspectors of the election retired to the corridor to count ballots.

COMMITTEE REPORTS

Lori Derkay reported that she and Carol Goodloe would be the new co-chairs of the Pool Committee. Lori noted that there would be a meeting of the Pool Committee on November 20, 2019 to discuss the proposal to install a new semi-permanent shade structure at the pool.

Joey Seich reported that the Website has been updated to reflect changes and new documents that the board continues to generate. The board used this as an opportunity to thank Joey for the work she put into building and up keep of the new Fairlingtonglen.com website.

The President thanked the B-Building Renovation Committee for the work they did in investigating and implementing updates to all of the B-Buildings in the Glen.

A resident raised a question on the scope of the Maintenance Committee (which the board is trying to actively stand up). The Treasurer answered that the Maintenance Committee will be responsible for surveying the shared structures for potential repairs, managing the existing projects list, prioritizing the on-site staff's duties, and evaluating repair contracts prior to work and results of the contracted activities after the work.

A resident raised a question about what can be done to enforce the Glen Handbook Rules Violations they observe. The Treasurer explained that residents can communicate with either a court rep or to the management agent directly and noted that contact information for all reps and the management agent is available in the contacts section of the website.

A resident raised a question about the importance of fully funding reserves. The Treasurer and the Secretary explained that, when an association's reserves are fully funded, they will be sufficient to enable it to replace all depreciable assets at the end of their useful lives.

OLD BUSINESS

None reported

VOTE ON THE 2020 BUDGET, CANDIDATES AND THE 2018 MINUTES

The President announced the results of the vote for the 2020 budget, board of directors and approval of the 2018 annual meeting minutes.

- 1) The 2020 budget was approved by a vote of 28.303% of voting interest (97% of votes cast)
- 2) Charlie Robbins was elected to the board for a term of three years by a vote of 28.263% of voting interest (95% of votes cast)
- 3) Minutes of the 2018 annual meeting were approved by a vote of 29.233% (97% of votes cast)

The meeting was adjourned by the President at 7:57 p.m.

Respectfully submitted,

Jeremy Wiedemann
Secretary