

DRAFT

FAIRLINGTON GLEN BOARD OF DIRECTORS

May 9, 2023

Board Minutes

Online via ZOOM

ATTENDEES: Charlie Robbins (President), Jeremy Wiedemann (Vice President), Maynard Dixon (Treasurer), TJ Doyle (At-Large Member), Amy Steliga (Onsite Manager), Candace Lewis (Management Agent).

CALL TO ORDER: The meeting was called to order at 6:30 pm. by the President via Zoom.

Residents: Lori Derkay (Court 12 Ct. Rep; Co-Chair Pool Cmtee); Angela Donatelli (Court 6; Landscape Cmtee); Carol Goodloe (Court 10 Ct. Rep; Co-Chair Pool Cmtee; Co-Chair Tennis Cmtee); Jay Yianilos (Editor, THE GLEN ECHO)

RESIDENTS FORUM: None

Prior Meeting Minutes – The Treasurer noted that the motions 1 and 6 from the April meeting minutes referenced the same project and asked that the language from motion 6 replace motion 1.

MOTION: 05.09.2023.01 MOTION. Moved to approve the corrected meeting minutes of the April 11, 2023 Fairlington Glen Board Meeting. Motion passed unanimously.

President: The President reported that he is pleased with the progress we have made this year while staying within budget. He noted that the landscape committee has been making good progress with plantings and commended them on the recent clean-up day on Earth Day (April 22nd). He noted that there will be some complicated financial decisions coming as we shop for a new HOA Insurance provider, as the previous provider is no longer renewing their HOA book of business. The President also made a point to remind all residents that the Glen has a strict policy of dogs remaining on leashes in all common grounds, in line with the county policy for public spaces.

Vice President: The Vice President noted that the Glen Security Committee plans to meet in the coming weeks and noted that when the meeting is planned, it will be announced via an email alert and posted on fairlingtonlen.com a week before. He also wanted to remind all residents that the email address fairlingtonlensecure@gmail.com is to be used to report crimes, but this is not in lieu of reporting crimes to the Arlington Police Department or 911 in an emergency. All non-safety matters should continue to be routed to the Onsite Manager.

Treasurer: The Treasurer raised three motions in the meeting.

MOTION: 05.09.2023.02 MOTION. The Treasurer moved to approve the Goldklang Group proposal for the audit of 2023, and the statement of management responsibilities, in Management Exhibit F, at fees

of \$8,300 (up from \$7,500) for the audit and \$750 for the tax returns (no change). Motion passed unanimously.

MOTION: 05.09.2023.03 MOTION. Moved to approve the Dominion Paving proposal to replace the concrete curbs and roadways for the access roads between Courts 6-7 and 12-13, in Management Exhibit G, at a cost of \$89,986. Motion passed unanimously.

A subsequent inquiry on this motion was made by the Pool Committee Co-Chair to ensure the access road to the Pool would be available throughout the pool season (which is the court 12-13 alley). The Onsite Manager noted that this work would be done after the pool season to not create any conflict with pool access.

MOTION: 05.09.2023.04 MOTION. Moved to adopt the following guidance for bids seeking the replacement of pole lamps and poles in the Glen:

- Lamps are to be black coated aluminum with screw-in/screw-out bulbs, removable tops for easy bulb replacement, and side light panels that won't push or blow in.
- No mass replacement of underground wiring; replacement only as needed for pole replacement.
- Replace any poles around the pool that will not fit our lamps; re-wire only as needed.
- Ask each contractor about how much flexibility we would have to add or reduce bulb wattage for lamps in selected areas.
- The contracts should discuss landscape damage. Where underground wiring work is to be replaced, try to get bids with and without repair of landscape damage.

Motion passed unanimously.

The Treasurer asked the Management Agent for a detailed report on the late charges noted in the draft audit, both outstanding and reimbursed, on the Association credit cards. The Management Agent asked the board if there was interest in consolidating the individual cards and all members of the board present were in favor of this approach. The Management Agent will reach out in email and/or give details of the credit card consolidation and late charges in the next meeting.

Secretary: The Secretary was absent.

At Large Member: The At Large Member had no items to report.

Pool Committee: The Co-Chair announced:

Atlantic Pools is well underway preparing our pool to open on Saturday, May 27 and has received all required county permits to authorize the pool to open.

We will hold an opening pool party on Saturday, June 3, from 4-7pm. We are looking for volunteers to do the day of grilling.

Recreational passes will be hand delivered the week of May 15, 2023.

Atlantic Pools has confirmed the Glen's Lifeguards for the year and the committee has completed the annual purchase of miscellaneous pool equipment.

Updated pool documents have all been posted to the website.

The Treasurer asked the Co-Chairs for their 2024 Budget as he is working to compile a draft budget and would like this information by the end of May.

Landscape Committee: Committee member Angela Donatelli reported that the Clean Up Day was a success on Sat., April 22, with a large turn-out and great progress made removing the ivy from trees along the Quaker Lane fence line (behind courts 1-4). Angela reported that she and the Vice-President completed their survey of dead and dying trees and submitted a detailed list to the On-Site Manager to coordinate with an arborist to review for recommendations on remedying or removing. Angela reported that the watering group has been tending to the seven small trees behind Court 6 along the King St. fence line and she is actively working on a 2024 LSC Budget proposal that she plans to have to the Treasurer by the end of the month.

Court Representatives Committee: The Chairperson has schedule a meeting of the Court Representatives for Wednesday, May, 31-.

Tennis Committee: The Chairperson is working with the onsite staff to get a replacement lock for the single court in the middle of the Glen.

MANAGEMENT REPORT - Nothing to report

Unfinished Business - Nothing to report

NEW BUSINESS

Miscellaneous - Nothing to report

EXECUTIVE SESSION 05.09.2023.05 MOTION. Moved to go into Executive Session at 7:19 p.m. Motion passed unanimously. The Board reconvened in regular session at 8:00 p.m.

ADJOURNMENT: The meeting was adjourned by the President at 8:00 p.m.