

Meadows Messenger

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Fairlington Meadows Board of Directors monthly meetings to go virtual during Covid19

The Meadows board of directors cancelled the March board meeting due to the Covid-19 pandemic (the FCC closed). At the recommendation of our legal counsel, the Meadows Board of Directors will be holding virtual board meetings. We will post a link to the ZOOM meeting on the Meadows web site under the meeting heading. The Meadows board will resume in-person meetings as soon as possible. For those wishing to attend, please download ZOOM on your computer or smart phone before the April meeting.

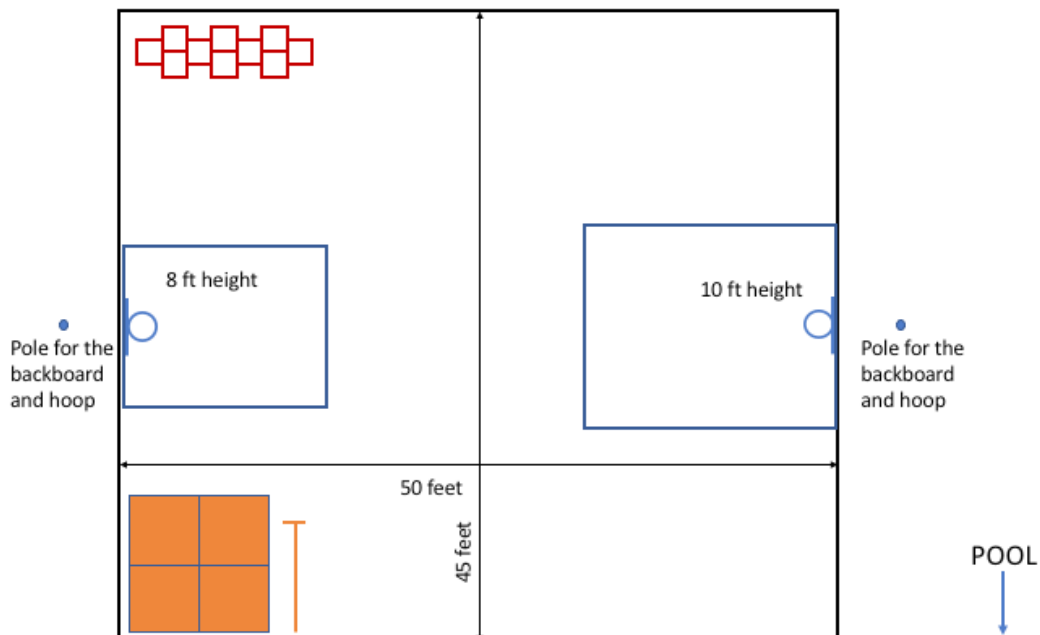
B Buildings and Covid-19

The Meadows initiated daily (M-F) disinfecting of common touch points (entry door knobs and handrails) in the B buildings in mid-March. The disinfectant being used is a no-odor type since there have been reports of residents being sensitive to the fragrance in cleaning supplies. The Meadows board reminds residents to practice social distancing and frequent hand sanitization.

Basketball court getting refreshed

The Playground and Basketball survey showed extensive interest in renewing both the Tot Lot and Basketball court. The opportunity presented itself during the Covid-19 stay-at-home order to have the basketball court refreshed sooner than expected. The asphalt surface is remaining the same size. The existing 8-10 inches of asphalt are being removed, the subsurface is being compacted, 12 inches of stone is being spread and compacted, and 4 inches of new asphalt will be installed and compacted. This work is scheduled to be started during mid-April. It was recommended not to install a concrete base since the subsoil demonstrated it could not hold the weight and remain flat. The compaction of the sub-base and stone should keep the surface flat for years of enjoyment.

New backboards are being installed with one net at standard 10 feet and the other at youth 8 feet heights. Free throw lines are being added. Additionally, hop-scotch and 4 square will be painted on the court surface. This configuration will provide opportunities for all ages of residents and guest to enjoy the court equally.



Fence update



Over 25,000 pieces of lumber, about 150,000 nails, nearly 1,200 post holes, and 20,000 man hours so far. The fences are over 50% complete at the end of March. Longer days and warmer weather will allow accelerated work on the fences now that spring is here. The portion of the Meadows now being worked (east of Stafford Street) has an additional feature not observed previously. The feature is an external rear entrance to the basement in many B buildings and a few end units. There is a low brick "fence" above the stairway, however, the height of the original fence does not meet current safety standards. The Meadows board decided to upgrade the fences above the stairway to meet today's safety requirements.



There have been two incidents of electric power being interrupted during post hole digging, fortunately no one was injured. In the first instance, the electric wires were not installed properly years ago (too shallow) and the other had many electric lines in a concentrated area that masked the actual location of wires (one inch one way all the wires would have been missed, two inches the other way and three wires would have been cut). The cable/internet lines haven't fared as well. There have been a dozen or so interruptions of service. Two resulting in a couple of day outage and most lasting a few hours after discovery. If your service is interrupted, contact the fence crew as soon as possible to get it resolved.



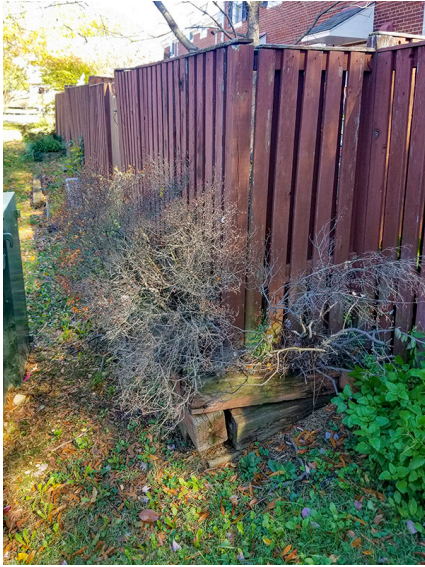
Covid-19 has modified the work practices of the crew. Since it is a construction zone, there is limited contact with residents. The area markings have been enhanced to help prevent accidental resident entry into the work zone. The workers practice social distancing while working, lunch breaks are spent sitting away from each other and limiting the number of people in each vehicle driving to the work site.

Kolas and the Meadows board want everyone to be safe during this challenging period.



Owner Flower Gardens

Replacement of the fences has provided an opportunity for residents to update the flower gardens. Some residents have already improved the flower beds while others are still waiting for warm weather. If residents don't want to maintain the flower beds anymore, please notify the B&G committee.



Owners can maintain flower beds in front of their units. To mark these resident maintained beds, residents can request a reflective marker be placed in the flower bed from our maintenance team. Residents will be responsible to maintain the flower bed in an attractive and maintained appearance. Failure to maintain the flower bed will result in the Meadows resuming maintenance of the bed.



Doesn't Play Well

Coyotes are present in all counties in Virginia. Keep your pet on a leash when outdoors.

During this time of Covid-19 stay-at-home directive from the governor, there are more people outside. It is more important than ever to keep your pet on lead and under control.

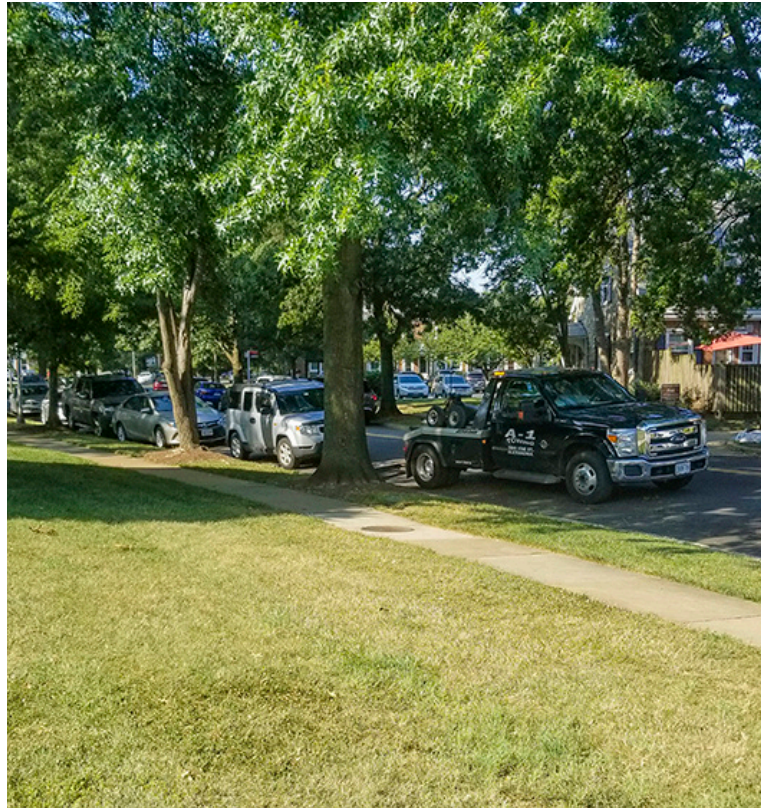
3 new roofs this year

This year roofs were completed in courts 3, 9 and 15. The weather cooperated and work was completed in approximately 6 weeks. With the completion of these roofs, that marks the completion of 21 entire building roofs in the Meadows. There are still 36 complete building roofs to go. The Meadows Board considers this the major Capital Improvements Project for the next 20 years.



Cost of moving vehicles from work areas

When residents do not heed the notices to have vehicles moved from planned work areas, it costs everyone time and money. The cost to relocate vehicles is \$65, which is paid for by the association. This is on top of the cost of delaying the start of work by having contractors wait for the vehicles to be moved out of the way so work can begin. The Meadows spent several hundred dollars in 2019 to move vehicles out of parking lots that were being sealed and from parking lots where major plumbing and repaving was occurring. Please heed the notices and move your vehicle during the posted days and hours.



Reminder: lock your doors and be alert. In light of recent incidents in parking lots and in a Meadows court, residents are reminded to lock your doors and windows, turn on your porch lights and be aware of your surroundings.

Community Directory

For the most up-to-date information:
<https://fairlingtonmeadows.com>

Board of Directors

Joseph Spytek, President
Frona Adelson, Vice President
Erica Brown, Secretary
Nick Slabinski, Treasurer
Tim Tassa, Member at Large

Address Board Correspondence to Fairlington Meadows
Board of Directors, c/o Community Management Corporation.

For Board meeting minutes, visit our website, see the bulletin board at the corner of the tennis court near the pool house, or contact Jennifer Bennett.

Property Management

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jbennett@cmc-management.com
(703) 230-8580

On-site Maintenance

Craig Robbins, Maintenance Manager
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(703) 820-6799

Towing Requests

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Tel: (703) 979-2110 or (703) 416-0710