

July 10, 2019
Fairlington Meadows Board Meeting

Board Members Present

Joe Spytek, President
Lisa Farbstein, Vice President
Erica Brown, Secretary
Nick Slabinski, Treasurer
John Sitton, At-large

Residents Present

Marilyn
Cynthia
Susan
Victor

The meeting was called to order at 7:02 p.m.

Mr. Spytek noted that the purpose of the meeting was to review the fence committee's recommendations to the board for the specs to ID for the fence. Mr. Spytek provided the recommendations from the committee via a PowerPoint presentation (do we want to attach it?).

Mr. Spytek recommended that after each possible design criteria for the fence was presented, the board vote on preferred options.

1. Height of fence: Ms. Brown made a motion that the fence be of variable height: at six feet high for the first four feet from the building on either side (i.e., width of stoop), then dropping to five and a half feet for the remainder of the fence perimeter. The motion was seconded by Ms. Farbstein and passed unanimously.
2. Spacing between fence slats: Ms. Brown made a motion seconded by Mr. Slabinski that the spacing between fence slats be 1.5". The motion passed unanimously.
3. Fence gate swing: Ms. Farbstein made a motion that the gates swing outward, dependent on topography. The motion was seconded by Mr. Slabinski and passed with a vote of three yeas and two abstentions. (Mr. Sitton and Ms. Brown) Those abstaining wanted more information about whether an outward swinging gate left unlatched would swing open to the courtyard and potentially be a concern.
4. Gate shape: Ms. Farbstein made a motion seconded by Mr. Slabinski that the gate shape be concave. Motion passed unanimously.
5. Gate posts: Ms. Farbstein made a motion seconded by Ms. Brown that there be raised gate posts. Motion passed unanimously.
6. Fence UV treatment: Ms. Farbstein made a motion to delay the decision of the fence treatment pending cost bids. The RFP will include obtaining costs for treatment vs. no treatment as options. Mr. Sitton seconded the motion, which passed with four yeas and one abstention (Mr. Slabinski)
7. Address on back of fence: Ms. Farbstein made a motion seconded by Ms. Brown that the RFP for the fences include an option to cost adding addresses on the back of the fences. Motion passed unanimously.

8. Fence hardware: Ms. Brown made a motion seconded by Mr. Slabinski that the fence hardware be steel with black coloring (like the current hardware). Motion passed unanimously.
9. Other issues:
 - a. Pressure treated pine: Ms. Farbstein made a motion seconded by Mr. Slabinski that the fence material be pressure treated pine. Motion passed unanimously.
 - b. A shape gate: Ms. Brown made a motion seconded by Ms. Farbstein that the gate be A-shape. Motion passed unanimously.
 - c. Cable burial by fence contractor: Mr. Sitton made a motion that the fence contractor bury all cable lines currently attached to fences and if there is no wire in the conduit, that the contractor leave the plastic tube above ground for the homeowner. Motion was seconded by Ms. Brown and passed unanimously.
 - d. Open forum: Mr. Sitton made a motion that once the fence bids are obtained and the board chooses a contractor that the board hold an open forum to communicate the decision and next steps to residents and owners. Ms. Brown seconded the motion, which passed unanimously.

There being no other business the meeting was adjourned at 7:58 p.m.