

FAIRLINGTON MEADOWS COUNCIL OF CO-OWNERS  
HIGHLIGHTS OF THE MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS  
SOUTH FAIRLINGTON COMMUNITY CENTER  
3308 S. Stafford Street, Arlington, VA 22206  
MAY 4, 2016

- IN ATTENDANCE**      John Thurber                      - President  
Mary Ellen Finigan       - 1<sup>st</sup> Vice President  
Bill Russell                      - Treasurer  
John Sitton                      - Secretary  
Diane Thurber                - Recording Secretary  
Dwayne Frazier               - Portfolio Manager, CMC
- CALL TO ORDER AND QUORUM**      Call to order at 6:53 p.m. Quorum established.
- EXECUTIVE SESSION**                      By UNANIMOUS CONSENT the meeting was moved into Executive Session to discuss an unapproved installation in the common area of a B-building, and two resident issues. By UNANIMOUS CONSENT the meeting was moved out of Executive Session and into regular session at 7:10 p.m.
- APPROVAL OF MINUTES**                      By MOTION duly MADE, SECONDED and CARRIED by a vote of 3-0-1 (Finigan), the minutes of the March 30, 2016, meeting were approved as amended.
- APPROVALS SUBSEQUENT TO MEETING**                      By UNANIMOUS CONSENT the Board voted to re-affirm and enter into the record items approved via e-mail between the time of the Board meeting on March 30, 2016, and this meeting, as follows
1. Request for power washing and brick pointing in patio.
  2. Request to replace water heater and associated valves, as well as front water spigot.
  3. Two requests for patio upgrades.
  4. Proposal for herbicide and fertilizer applications for 2016
  5. Pool Opening Contract
  6. Request for removal of patio tree.
  7. Revised Proposal for plantings and other grounds work throughout the property.
  8. Request for installation of a radon remediation system.
  9. Proposal for trash and recycling services.
  10. Request for replacement of rear security door.
- PATIO CLUTTER**                      Discussion of severely cluttered patio and need to gain access to the building to make needed repairs.
- POOL**                                      We are in our third year of a three-year contract with Community Pool Service. A pre-opening work party will be held on Saturday, May 14. On opening day (May 28), Pool Committee members will meet with the guards to review the operations manual. It has been nice to have an active Pool Committee for the last few years.
- VERIZON FIOS**                      Brief discussion of possible options for Verizon to run FiOS lines through residents' patios. The conduits on the buildings will be uniform in color, and Verizon's own technicians will perform the work. There will not be any third-party subcontractors. Also, there will be no front entry into the B-buildings anywhere. The Board has not been given a timeline of when to expect the work to be "mapped out." It was estimated to be six weeks or sooner, following the site survey, which took place on April 20.

**B&G** Lawn treatment for weed control will take place on Friday. The Committee would like to consult with a landscape architect to solve lawn problems in Court 3. There are bare areas and erosion, and things won't grow, despite repeated efforts.

**PARKING LOTS** Two bids have been received for crack sealing and line painting, and we are waiting for two more. The Board would like to lock in a contract within the next month. A rainy spring has caused contractors to get behind, so at this point we are looking at August, which is a good time to do the work. Once this contract is in place, we will schedule the lot sweeping.

**TOWING SIGNS** Some of the lettering on the small metal towing signs is peeling off. A-1 will replace those that are affected. The signs are provided at no cost to the Association

**RECYCLING** Effective January 1, 2016, the County has instituted an Annual Recycling System Inspection, and the first one was conducted on April 8. Our current system is good, but we may need to provide additional recycling containers. Management will contact the County for clarification on some points.

**BASKETBALL COURT** A permanent solution to the depressed areas on the basketball court is being sought. A hopscotch outline has been painted in the southwest corner of the court.

**PAINTING** The Board is considering splitting up the painting contract into "white only" and "doors only."

**NEXT MEETING** The date of the next regular monthly Board meeting is Wednesday, June 15, 2016, at the Fairlington Community Center, 3308 S. Stafford Street, Arlington, Virginia 22206. Executive Session starts at 6:45 p.m., followed by the regular meeting, beginning with Residents' Forum.

**ADJOURNMENT** By UNANIMOUS CONSENT the meeting was adjourned at 8:18 p.m.

Respectfully submitted,

Diane Thurber  
Recording Secretary