

**FAIRMONT HILL COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
APRIL 14, 2021
MINUTES**

NOTICE Upon due notice given and received, the regular meeting of the Board of Directors of The Fairmont Hill Community Association was held on April 14, 2021 at 7:00 pm via conference call.

PRESENT Sharlene Dunn, President
Ricardo Perea, Vice President
Shelley Fajardo, Treasurer
Ken Carlfeldt, Member
Derek Bounds, Secretary

Taryn Martin, StoneKastle Community Management, Inc.

CALL TO ORDER The meeting was called to order at 6:58 PM by Sharlene Dunn, Board President.

OPEN FORUM No homeowners were present at this time.

**CONSTANT
CALENDAR** Minutes
A motion was made by Derek Bounds, seconded by Ricardo Perea approved the Regular Session minutes for March 10, 2021. Motion carried unanimously.

Financial Statements
A motion was made by Derek Bounds, seconded by Ricardo Perea to accept the Financial Statements for the period ending March 31, 2021. Motion carried unanimously.

**PRESIDENTS'
REPORT** Sharlene Dunn reported parking permits and how they might help but can be very costly, children are playing in the alleyway and residents are concerned about it and want a reminder included in the newsletter, looked into LED lights and options for the community.

**TREASURERS'
REPORT** Shelley Fajardo reported that a comparison was made between February and March operating cash balance increased from February to March.

MANAGERS'

**FAIRMONT HILL COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
APRIL 14, 2021 - PAGE 2**

REPORT Manager, Taryn Martin, reported that white springs pool opening.

ARCHITECTURAL A motion was made by Shelley Fajardo, seconded by Ricardo Perea to approve a architectural application from 20258 Green Hill to replace windows with Milgard Styleine windows. Motion carried unanimously.

**UNFINISHED
BUSINESS**

Common Area Facilities – COVID19

A motion was made by Shelley Fajardo, seconded by Ricardo Perea to approve to open white springs pool at 3 days a week janitorial once sanitization station is installed. Motion carried unanimously.

Architectural Guidelines

A motion was made by Shelley Fajardo, seconded by Ricardo Perea to approve to add contemporary craftsman Simonton slider and craftsman, craftsman window (Simonton) to the arc guidelines. Motion unanimously.

NEW BUSINESS

Proposal for Dry Rot Repairs

Motion was made by Shelley Fajardo, seconded by Ricardo Perea to approve a proposal from PCW to repair the dry rot at building 29; 6579 Shady Gate in the total amount of \$1,250.27. Motion carried unanimously.

Proposal for Stucco Repairs

Motion was made by Shelley Fajardo, seconded by Ricardo Perea to approve a proposal from PCW for stucco repairs at 20391 Cranberry Lane in the total amount of \$1,450.00. Motion carried unanimously.

Proposal for Reserve Study

A motion was made by Ricardo Perea, seconded by Ken Carlfeldt to approve a proposal from Advanced Reserve Solutions to only update in the amount of \$625.00. Motion carried unanimously.

Request for Common Area Modification

The Board discussed capital improvements and steps needed to convert an original common area item to a different item 67% of the owners would have to vote in favor.

Attorney Status Report – Collections and Litigation

A motion was made by Ricardo Perea, seconded by Shelley Fajardo and unanimously carried to approve the following lien as of March 2021:

**FAIRMONT HILL COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
APRIL 14, 2021 - PAGE 3**

- 4960850261

BALLOT A motion was made by Ricardo Perea, seconded by Shelley Fajardo to deny sending the ballot out to members that haven't voted. Motion carried unanimously.

ADJOURN There being no further business to come before the Board of Directors at this time, the meeting was adjourned at 7:50 PM.

ATTEST Respectfully Submitted by Taryn Martin, StoneKastle Community Management.

APPROVED BY THE BOARD 6/9/21