

**FAIRMONT HILL COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JANUARY 9, 2024  
GENERAL SESSION 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 January 9, 2024, at 7:01 pm at the community clubhouse.

**PRESENT** Chris Mojarad – President  
Amy Yates - Vice President  
Derek Bounds - Secretary  
Shelley Fajardo – Treasurer  
Albert Bozek -Member at Large

**ALSO PRESENT** Lori Yarborough, CCAM StoneKastle Community Management, Inc.  
Joel Aguirre, CCAM StoneKastle Community Management, Inc.  
See Sign in Sheet

**CALL TO ORDER** The meeting was called to order at 7:01 PM by Chris Mojarad, Board President.

**EXECUTIVE DISCLOSURE** Management disclosed an executive session was held on January 9, 2024, to discuss collections, contracts, minutes, legal and owner correspondence.

**CONSENT CALENDAR** A motion was made, seconded, and unanimously carried to approve the following items on the consent calendar:

Minutes

Regular Session meeting minutes November 14, 2023, as submitted.

Financial Statements

Financial Statements for the period ending November 30, 2023, subject to audit.

Ratification of Expenses

A motion was made, seconded, and unanimously carried to approve to ratify the following proposals:

- Aquatrends- underground spa leak detection; \$630.00
- Aquatrends- underground spa leak detection; \$5,875.00
- Bemus Landsacpe- Tree removals in the amount of \$11,925.00.

**PRESIDENTS  
REPORT**

Chris Mojarad  
Nothing at this time.

**FAIRMONT HILL COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JANUARY 9, 2024 - PAGE 2**

**TREASURERS'  
REPORT**

Shelly Fajardo  
Nothing at this time.

**GENERAL  
BUSINESS**

Deck Repair Proposal  
Tabled.

Antis Roofing Proposals

A motion was made, seconded, and unanimously carried to approve Antis Roofing for the following proposals:

- 20261 Cottage Hill for removal and replacement of a roof cricket in the amount of \$18,915.00.
- 6479 Shady Lawn for removal and replacement of fascia board in the amount of \$7,970.00.
- 6537 Shady Lawn in the amount \$2,810.00.

Vditch Repair Proposal

A motion was made, seconded, and unanimously carried to approve National Paving to repair the vditch in the amount of \$8,330.00 and paint the cub red in the amount of \$650.00. Motion carried.

Itellicom Communications Proposal

A motion was made, seconded, and unanimously carried to approve Itellicom Communications in the amount of \$26,605.44. Motion carried.

**COMMITTEE  
REPORTS**

Architectural Committee  
No update

Block Captains  
No update

Social Committee  
No update

Budget Committee  
No update

Parking Committee  
No update

**OPEN FORUM**

There were no homeowners present during the homeowner's forum.

**ADJOURN**

There being no further business to come before the Board of Directors in General Session, a motion was made, seconded, and

**FAIRMONT HILL COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JANUARY 9, 2024 - PAGE 3**

unanimously carried to adjourn at 7:37PM.

**NEXT MEETING**

The next meeting is February 13, 2024, at the Fairmont Hill Clubhouse.

**SECRETARY'S CERTIFICATE**

I, \_\_\_\_\_, duly Appointed and Acting Secretary of the Fairmont Hill Community Association, do hereby certify the foregoing is a true and correct copy of the Minutes of the GENERAL SESSION of the Board of Directors held on the above date as approved by the Board of Directors of the Fairmont Hill Community Association.

ATTEST:

\_\_\_\_\_  
Appointed Secretary

\_\_\_\_\_  
Date