

FAIRFAX CLUB ESTATES
HOA MONTHLY MINUTES
April 27, 2016 at 7:30pm – 9:00pm
Bonnie Brae Elementary School

- I. Call to Order
- II. Verification of Quorum (no quorum in attendance)

Attendees: Dave Hardin (Treasurer), Chris Jewett (Secretary) and Mike Kryzkowski (Tennis), Dave McGraw, Paul Trkula, John Korb, Marshall Chapman (Common Grounds)

Board Members not in attendance: Kelly Lucero (Pool), Bernard Lessard (ARB)

Quorum present to proceed with elections of officers and conducting of matters within the regular course of business.

- III. Membership Forum
No members in attendance
- IV. Review Minutes from previous Board Meeting -
 - Discussed getting quotes from Premium Landscaping for clearing the path from Yellow Rail Ct to John Ayres Dr.
 - Need to follow up with Premium Landscaping regarding current status of the FCE sign at Ox Road. County approvals and easements were granted and Premium now has the ability to design and install the sign.
- V. Review President's Report –
 - No Status to Report
- VI. Review Treasurer's Report –
 - Identified a community member who can be removed from delinquent payment report
 - Identified an underpayment to the reserve fund in February – true up will occur in May
 - Management company is currently closing the books in preparation for the annual financial statement audit
- VII. Review Committee Reports

Architectural Control Committee – NSTR

Common Grounds –

- Currently having trouble with trash removal on the common grounds, exploring alternatives to manage these disposal efforts
 - o An option may be to work trash disposal into the Crystal Aquatics contract during the summer – the situation will be monitored during the rest of the Spring if additional requirements are necessary.
- Need to evaluate power outlet by the pool which may have been damaged during the Winter/Spring months
- Need to inquire with fence vendor about quotes for a fence around the basketball court
- Looking into a quote for mosquito abatement around the playground

Pool – NSTR

Tennis

- Junior tennis team registration will be at the same time as swim team registration
- Will contact the vendor for the tennis court about some surface cracks which recently surfaced

VIII. Old Business: N/A

IX. New Business:
Fiscal Year 2017 Officer Elections

President* - Chris Jewett was tentatively elected by a vote of 7-0 pending further guidance from the FCE HOA lawyer. Further consultation was required due to specific bylaws which prohibit the President from holding another position. Should Chris Jewett become president, he would have to vacate the Secretary position.

Vice President – Paul Trkula elected by a vote of 7-0.

Treasurer – Dave Hardin re-elected by a vote of 7-0

Secretary* - no candidate for volunteered for position. Chris Jewett will continue to perform these duties pending bylaws review of this action by the FCE HOA lawyer for propriety.

X. Executive Session: N/A

XI. Next meeting: Date - May 25, 2016
Time - 7:30pm Fairfax Club Estates Pool (east pavilion)

FAIRFAX CLUB ESTATES
HOA SPECIAL MEETING MINUTES
May 1-2, 2016 Virtual Meeting

Addendum to Board Election Results

After receiving feedback from the FCE HOA lawyer, it was determined that:

- 1) The Board may make a special appointment under Section 4, such as an "Acting President" or "Vice President- Legal Matters", and authorize such person to sign legal documents in accordance with the authority of the Board. The Board could appoint either the Treasurer or Secretary to serve in this capacity, because this is an exception to the rule on multiple offices stated in Section 7.
- 2) Under Section 8 (c), the Board could authorize the Secretary to sign legal documents, because the Secretary "shall perform such other duties as required by the Board."

As a result of this feedback, the board moved to rescind the results of the initial officer elections from the April meeting and conduct a second vote on the following:

1. Chris Jewett to remain Secretary and assume the position of "acting president" until such time another volunteer emerges for Secretary or President
2. Paul Trkula to become Vice President
3. Dave Hardin to remain Treasurer

The board voted in favor of the positions identified above by a vote of 8-0 with one board member abstaining.

Chris Jewett as acting president will have legal authority to sign documents as acting president.