

**Lexington Mews Association
Board Meeting – Open Session
June 18, 2020**

The meeting was called to order at 7:30 PM.

Present were Cory Plock (Board Member/President), Marie Meliksetian (Vice-President/Treasurer), Doug Brown (Secretary/Director) and Michael Chun (Board Member/Director).

Also, in attendance was Doris DaSilva and Art Stueck of REI Property and Asset Management.

The meeting was held via teleconference.

Homeowners Open Forum:

Ratification of the minutes:

Marie M. made a motion to accept the Open Session Minutes from the May 21, 2020 Open Session meeting. Mike C. seconded the motion. All present voted in favor of the motion. REI to send Cory P. a PDF copy of the approved Open Session Minutes to post on the Association's website.

Warning Letters:

All warning letters were reviewed.

Fine Hearings:

Doug B. made a motion to post the \$100 to Unit 2304 for speeding. Mike C. seconded the motion. All present voted in favor of the motion. REI to post the fine and send a fine posted letter to the homeowner.

REI's report on follow-ups from the last board meeting:

REI to continue to follow-up with Marty Flynn to obtain dates to do the plumbing inspections in all the units and draft letter to send to the community.

Financials:

The May 31st, 2020 financials were reviewed.

Marie S. stated that the Savings Bank of Danbury CD Statements are being sent to REI however she will be setting up online access for REI to obtain the statements.

Work Orders:

REI to issue a work order to fix the sidewalk (near the incline) on the left side of Unit 2201 which is a tripping hazard.

REI to follow-up on the work order to add signs to all the visitor parking areas stating "Visitor Parking Only - all others will be towed".

REI to follow-up on the work order to add signs by 1601 and 1608 stating that there is "No biking in the river rock area (French drains)".

REI to issue a work order to fix the front step of Unit 1505 – the concrete pathway leading to the unit below the front step, water accumulates and looks like it has a dip.

New Business:

REI to setup a Zoom meeting with Falcon Engineering and the Board to discuss the bid specifications provided.

REI to follow-up with Rich Stoeppel (Manager of Lexington Court) to inform them of the pavement project and ask them to contribute to the cost.

The Board will finalize the letter regarding the pool closing and will send to REI to distribute.

REI to follow-up with the Hodge Agency regarding the insurance renewal.

REI to send the stair modification specifications found in the Rules and Regulations and modification request form to Unit 1505.

REI to follow up with Eversource and obtain the original contract for the light poles from when the property was built.

REI to follow-up with Bartlett tree on the new tree plantings and which trees they recommend to plant.

REI to follow-up with Bartlett regarding the tree stump by 2201 that was not removed.

REI to follow-up regarding the replacement of the window for units 2007 and 2006.

REI to follow-up with United Alarm regarding the quote for the keypad and fob by the pool area.

REI to follow-up on quotes for the tennis courts repairs and to have them provide quotes to create a multi-use court such as a basketball/tennis court combo.

REI to follow-up with HVAC vendors regarding recommendations for the water closets heating system and alarms.

REI to follow-up with the draft of the Summer Newsletter to include items such as who to call when the water closets alarms goes off, no kids riding the bikes through the French drains (rocks), pool closing, postponement of the spring dumpster to possibly the fall and basketball hoops.

REI to contact Yankee Painting and have them paint the flagpole while they are painting the light poles.

REI to follow-up with American Bio-tech Wildlife Services regarding the mole traps.

Insurance Claims:

N/A

Proposals:

N/A

Marie M. made a motion to pend the meeting at 8:36PM. Doug B. seconded the motion. All present voted in favor of the motion.

The Open Session Meeting was continued at 8:56PM

Mike C. made a motion to adjourn the meeting at 8:58PM. Doug B. seconded the motion. All present voted in favor of the motion.