

Fairlington Commons Council of Co-Owners

3367 South Wakefield Street

Arlington, Virginia 22206

October 13, 2009

Minutes of the Annual Meeting of the Fairlington Commons Council of Co-Owners

The Annual Meeting of the Fairlington Commons Council of Co-Owners was held on Tuesday, October 13, 2009 in Room 134 of the Fairlington Community Center located at 3308 South Stafford Street in Arlington Virginia. Board President John D. Sinks called the meeting to order at 7:30 p.m.

Board members attending included President John D. Sinks, Vice President Christine M. Sivigny, Secretary Bernard O. Weaver, and At-Large M. James Sharpe. Treasurer H. Arvy Myers was unable to attend due to a mandatory work commitment. Outgoing Board Members Christine Sivigny and Bernard Weaver served as Tellers.

President Sinks presented the postmarked envelope demonstrating that the notification of the meeting had been mailed to the Co-Owners within the period of time prescribed by the By-Laws. President Sinks announced that the minutes had been posted on the website and called for corrections, if any. There were none. A motion to dismiss reading of the minutes was made, seconded, and passed. A motion to accept the minutes as posted on the web site was made, seconded, and passed.

Vice President Christine Sivigny reported that Fairlington Commons had completed seven contracts in 2009. These included grounds, swimming pool operations, painting, miscellaneous carpentry, tree services, trash & recycling, retaining wall repair. The Board also obtained two quotes on waterproofing, but that work did not prove to be necessary.

President Sinks gave a combined President's - Treasurer's report. The only major budget category projecting a significant deficit was Utilities. Arlington County water and sewer rates increased in May. Water is now \$3.42/1000 gallons, up 7 cents, and Sewage is now \$7.78/1000 gallons, up 59 cents, 2.1% and 8.2% respectively. In addition there has been increased consumption. It appears that the total deficit will be approximately \$15,000 or more. Co-owners are urged to conserve water. A small surplus was projected for Buildings; and Grounds is about on-target. Administration may run a small deficit, but Recreation will run a small surplus. \$11,300 has been deposited to the Paving Reserve for parking lots, as budgeted. A proposal will go before the Board either later this month or next to deposit \$4,700 for pool white coating, as budgeted. In December, the Board will review the status of the budget and make a deposit to the Unrestricted Reserve Fund, with the amount largely dependent on the water bills. Planned fall work includes replacement of roofs of two buildings, work on decks, replacement of sidewalk, and repair of masonry retaining walls.

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Teller Weaver announced that a quorum had been achieved. After late arrivals were tallied, 93 units representing 41.8% of the voting share in the Commons were represented either in person or by proxy. Several units submitted proxies for purpose of quorum, but abstained from voting.

The announced purpose of the meeting was to elect two members of the Council to the Board. Four members of the Council had announced their candidacy: Ben Clausen, Noah Greenblatt, Rob Hedley, and Nicholas Lowry. No other candidates came forward from the floor. Proceeding in alphabetical order, each candidate provided a brief statement regarding their background and goals should they be elected. Members of the Council then posed questions which each of the candidates addressed.

Ballots were then cast. Teller Weaver announced that the candidates had received the following voting shares.

Ben Clausen	20.845%
Noah Greenblatt	24.931%
Rob Hedley	24.851%
Nicholas Lowry	9.661%

Noah Greenblatt and Rob Hedley were declared elected to the Board.

President Sinks called for a motion to thank outgoing Board members Sivigny and Weaver for their services to the community. The motion passed by acclamation.

It was moved, seconded and passed to destroy the ballots two weeks following the meeting.

It was moved, seconded, and passed to adjourn the meeting.

The meeting was adjourned at approximately 8:50 p.m.