

Attendance: Doug Leonard, president; Jim Willeke, vice president; Kathryn Brechler Lake, secretary; De Merrilees, and Kathy Noblet; property managers Danny Gum & Kim Weitkamp of Board and Beam, and owner: Pat Henderson - 82 Fairway Drive. A quorum was established – with all directors in attendance.

The meeting of the Fairways Board of Directors was convened by the president, Doug Leonard, at approximately 6:30 p.m., on Tuesday, November 16, 2021, at the Fairways Clubhouse, Mount Vernon, Ohio.

ACTION ITEMS

The following items were reviewed, discussed, and approved by members of the Fairways board:

Approval of the request from condo owner, Pat Henderson to plant an eight foot Japanese, maple tree recently purchased at Oakland Nursery. She would like to plant this tree in honor of her late husband, Samuel Mick Henderson. She has a proposed sight for the planting and will request that Prescription Landscaping plant the tree at the appropriate time. The tree at maturity will be approximately 15 to 20 feet high and 15 feet wide, with dark red leaves. A motion to accept this proposal was made by Kathy Noblet; seconded by De Merrilees; motion carried. Ms. Noblet will convey the approval to Ms. Henderson and request Prescription Landscaping to plant.

Approval of the meeting minutes of September 21 and October 19, 2021.

Minutes of the meetings of Tuesday, September 21 and October 19, 2021, were distributed via email communication and approved as submitted. Ms. Brechler Lake moved for approval; Ms. Merrilees seconded; motion carried.

Approval of the monthly financial statements dated October 31, 2021.

Mr. Leonard reviewed the budgetary documents of September 30 and October 31, 2021, as noted in the meeting's agenda. The statements were accepted as presented. The statements are available electronically via this meeting's agenda.

Approval of the monthly property manager's report.

Ms. Weitkamp distributed and reviewed the property manager's report of October 2021. The report was accepted as presented.

Approval of the privacy fencing request.

Ms. Noblet brought forth the following motion, Ms. Lake seconded; motion was carried:

The Fairways board of directors approves the request from the residents at 41 Fairway Drive to erect privacy fencing with the following contingencies:

- the Snow's (residents of 41 Fairway Drive) will cover the expenses of erecting the fence;
- the board will contact the owner of 43 Fairway Drive to request their approval of this fencing;
- the board will provide specifications and contractor details to assist with the placement of the privacy fence;
- the board will provide maintenance of the fence once it is installed.

DISCUSSION AND FOLLOW UP ITEMS

Mr. Leonard reported the siding project at 41-43 Fairway Drive is finished. The check from State Farm Insurance has been received.

Mr. Leonard and Ms. Noblet will meet with Prescription Landscaping representative to discuss the invoicing and incomplete work. There are some questions regarding this process.

Mr. Willeke reported the contractor engaged to perform the concrete repair work needed at a number of the condominium properties will not take place until the spring of 2022. The deposit check has been returned and accepted.

Mailboxes and signage work will begin most likely in the spring. More discussion of this topic will take place after the town hall meetings.

Power washing work was not provided as requested this fall. A discussion of this work will need to be raised with Prescription Landscaping. A new vendor may be needed for this service.

Town Hall Meetings. The meetings have been moving forward as planned and mostly the discussions are positive. Gratitude extended to Mr. Willeke for coordination of these gatherings.

The meeting was adjourned by the president at 8:34 p.m. The next meeting of the Fairways Board of Directors was announced to take place on Tuesday, December 14, at 6:30 p.m., at the Fairways Clubhouse; however, this was the incorrect date – the meeting will take place on Tuesday, December 21, 2021 at 6:30 p.m.

Respectfully submitted by,

Kathryn Brechler Lake
Secretary, Fairways Association