

**FAIRLINGTON VILLAGES, A CONDOMINIUM ASSOCIATION
MINUTES OF THE
SPECIAL MEETING OF THE BOARD OF DIRECTORS
COMMUNITY CENTER
March 18, 2020
Directors Present:**

Terry Placek	President and At-Large Director
Melanie Alvord	Vice President and Ward VI Director
Anne Wasowski	Secretary and At-Large Director (Via Teleconference)
Harry Reem	Treasurer and Ward III Director (Via Teleconference)
Jessica Auston	Ward I Director (Via Teleconference)
Philip Brown	Ward V Director (Via Teleconference)
Andi Dies	Ward IV Director (Via Teleconference)
Edward Stollof	Ward II Director (Via Teleconference)
Larry Straub	At-Large Director (Via Teleconference)

Also Present:

Gregory B. Roby	General Manager
Miguel Galvez	Facilities Manager (Via Teleconference)
Mark Johnson	Operations Manager (Via Teleconference)
Erin Moran	Office Manager (Via Teleconference)
Dave Bush	Recording Secretary

[The special meeting was held to deal with governance of Fairlington Villages during the continuing nationwide outbreak of the Corona (Corvid-19) Virus. Because current guidelines for social gatherings are strict in application, it was agreed that the meeting would be held by teleconference, with only the minimal legal requirements for on site participation being observed.]

I. Residents' Comments

No residents came before the Board to make comments or ask questions. One resident was present.

II. Call to Order

At 7:04 p.m. President Placek called the regular agenda to order.

III. Establishment of Quorum

President Placek noted there was a quorum with nine members present either in person or by teleconference.

IV. Old Business

There was no Old Business on the agenda and none was presented.

V. New Business

A. Annual Meeting

Ms. Alvord moved that the Board of Directors approve the revisions to the proposed agenda for the 42nd Annual Meeting to be conducted by telephone conference call. Seconded by Mr. Reem and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

B. On Site Meetings and Activities

Mr. Reem moved that the Board of Directors cancel the attached On Site Community Meetings and Activities. Seconded by Ms. Dies and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

The Board took up each of the meeting types as a separate group, as follows, with a roll call vote on each:

Board of Directors Meetings: Meetings of the Board of Directors scheduled for April 1, May 6 and June 3. Passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

President Placek noted, for the record, that the meetings would take place using teleconference technology, with two Members of the Board in personal attendance in the Community Center, as is required by the Virginia Condominium Act, and other Members of the Board able to attend, participating by teleconference.

Committee & Working Group Meetings: Meetings of Book Club (March 26, April 30, May 28 June 25), Grounds (April 6, May 11, and June 8), Emergency Preparedness (April 9, May 14, June 11), Architectural Control Committee (April 16, May 21, June 18), Presidents Meeting (April 20). Passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

President Placek noted, for the record, that the meetings could take place using teleconference technology, provided that anyone attending in person should follow all guidelines for appropriate social interaction, such as placing themselves at least six feet apart. Chairs of committees or working groups should speak with General Manager Roby about setting up for teleconferencing and properly advertising teleconference meetings using all communication platforms available for Fairlington Villages.

On Site Activities: Easter Egg Hunt – April 11; Wine & Cheese – April 24; Yard Sale – May 2;; Tennis Party – May 15; Summer Kick Off Party - June 6; and Tennis Party – June 19. Passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

In response to a question posed by Secretary Wasowski, President Placek stated that these meetings or activities can be re-instituted as social gatherings by the Board when and if it receives information from governing authorities that it is safe to do so. When such information is received the Board can again meet in special session and approve appropriate resolutions.

C. Rental of Community Center

Mr. Reem moved that the Board of Directors cancel the attached listing of Community Center Rentals through June 2020. Seconded by Mr. Stolof and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

The Community Center Rentals include: Joe Reed – April 4; Lisa G. Bridal Shower – April 5; Elizabeth Sinanong – April 8; Sheyla Silveria Baptism Reunion – April 18; Monica Tejada Birthday Party – April 19; Susan Allen Birthday Party – April 26; Michael Sison Birthday Party – May 9; Lauren Bailey Birthday Party – May 10; Robert Connelly – May 30; Beth Andrews Grad Party – June 14; Dona Felipe Grad Party – June 17; Kelley Masley – June 20; and, Ann Stat Retirement/Birthday – June 27.

D. PCAM Study

Mr. Reem moved that the Board of Directors cancel the on site hosting of the PCAM Study April 2-3, 2020. Seconded by Mr. Brown and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

President Placek noted that the Community Associations Institute, the group sponsoring the PCAM Study, had already notified Mr. Roby that they were postponing the study until September 10-11 or November 5-6; however, it was felt necessary to approve this resolution to assure there is clarity on the part of Fairlington Villages.

E. Pools

Ms. Alvord moved that the Board of Directors cancel the opening of the pools until further notice. Seconded by Ms. Auston and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

President Placek noted that when and if the Board receives information from governing authorities that it is safe to open pools a decision can be made to do so. When such information is received the Board can again meet in special session and approve an appropriate resolution. She cautioned that current information can lead one to believe that the pools may be closed throughout the summer months.

F. Tot Lot

Ms. Alvord moved that the Board of Directors close the Community Tot Lot until further notice. Seconded by Ms. Auston and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

G. Sustainable Operations Operating Procedures

Mr. Reem moved that the Board of Directors adopt the attached Coronavirus Operations Sustainability Plan. Seconded by Mr. Straub and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

Through approval of this resolution the Board adopted a Coronavirus Operations Sustainability Plan. The Plan will be available through use of all communications platforms and, as time and trial dictate, can be amended and revised.


Announcements and Reminders

- President Placek asked members to review the draft Annual Meeting Board of Directors Report and submit revisions not later than Friday, March 20.
- President Placek noted that due to the need for social distancing, those wishing to visit the business office should call for an appointment or contact the office through email, text or telephone. This also applies to Members of the Board.
- Because actions required to deal with the Corvid-19 Virus Pandemic are evolving and changing on a near daily basis, from here on the Administrative Office will be the direct and sole source of information for owners and residents so as to maintain continuity of information and so there is no confusion as to what is required for meetings and other operations.

VI. Adjournment of Meeting

Ms. Alvord moved that the Board adjourn the special meeting of March 18, 2020. Seconded by Mr. Reem and passed on a roll call vote with President Placek, Vice President Alvord, Treasurer Reem, Secretary Wasowski and Directors Auston, Brown, Dies, Stolof and Straub voting in favor.

President Placek adjourned the meeting at 7:45 p.m.


Secretary

Fairlington Villages, a Condominium Association