

MINUTES

The Meadows at Martin Downs
Homeowners Association, Inc.
Special Board of Directors
January 12, 2022
1:30 p.m.

The meeting was held at the Meadows House, with telephonic dial-in access via freeconferencecall.com.

Present: Claudia Tracey, President, Ida Corrigan, Vice President, Timothy Graham, Treasurer, Barbara Paxton, Secretary, Merry Bering, Lakemont Director and John Killian, Director at Large
Mark Stilwell, Property Manager

The meeting was called to order at 1:31 p.m.

The only Agenda items were:

Meadows' projects update and review
Board appointment to fill the vacancy in Greenwich Village due to resignation of Raymond Aarons.

Mr. Stilwell updated the Board on current projects.

- Contract for window replacement in the Meadows House has been signed and the deposit paid. There is approximately a 10 week delay for beginning of work.
- Tennis Courts: Mathers Engineering has been contacted concerning performing an evaluation of work to be done. Their fee is estimated at \$1500.
- Pool Bathrooms: new specifications attached.
- Playground: new contractor; quote pending. Approximately 22 weeks for delivery of materials.
- Painting contracts: This year the following units will be painted:
 - 25 buildings (50 units in Ridgewood Village)
 - 14 buildings (56 units in Lakemont Village)Mr. Stilwell is currently working on specifications.

The Meadows attorney is currently reviewing proposals and preparing draft contracts for tennis court work and Miami gutter and asphalt paving work.

Raymond Aarons resigned his position as Greenwich Village Director and President of the Board earlier this year, leaving a vacancy on the Board for Greenwich Village. Ida Corrigan made a motion to appoint Timothy Myers to fill the remainder of Mr. Aarons' term. Motion seconded by Merry Bering; vote was unanimous in favor. A letter will be sent to Mr. Myers following this meeting to schedule a meeting with Mark Stilwell to acquaint him with Meadows' procedures.

Adjourn: Ida Corrigan made a motion to adjourn, seconded by Merry Bering.

Submitted,

Barbara Paxton, Secretary