

FOXWOOD HOMEOWNERS' ASSOCIATION MINUTES

JANUARY 12, 2024 (rain date)

The FHA Meeting was called to order at 7:05 PM.

Present: Marty DeGrazia, Donna Genovese, Ann Kearney, Jimmy Nangle, Juan Sierra, Anne Sinnott, Bernadette Theiss

Absent: John Cullen, Lynn Homa

Forum: There was no prior forum

Old Business: Waived reading of the prior minutes

New and Ongoing Business:

1. **16 Manville Lane** remediations are underway and on schedule.
2. Cleaning the **dryer vents** is almost complete, minor remediations are pending. Ten dryer vent replacements are pending in Fox III.
3. The **sidewalks** will be sealed in 2024.
4. **Open work orders** were reviewed.
5. The lobby stones and carpets will be cleaned **after the winter traffic**. Staircases will be re-stained as needed.
6. **Roofs will be cleaned** in the spring during the warmer weather, as needed.
7. **Gutter guards** are completed throughout all of Foxwood and recently cleaned.
8. Fox II has purchased **air conditioning grills** and will begin installation where needed. Fox I and Fox III to follow.
9. **Updating the lobbies** remains a focus. Moving the fire extinguishers is under consideration, but on hold until we evaluate the new mailboxes. One set of mailboxes is on order for trial, together with an "out box." The 7 board members present voted for "option 3" in sandstone.
10. Five more **storm drains** need remediation. The 5 worst ones were fixed.
11. Research on a **keypad lock** for front doors or ground floor patio doors is mostly complete. We are working with The Lock House in Hawthorne and are focused on a Schlage, oil-rubbed finish, (which essentially looks "soft black"). This would replace your doorknob and not replace a deadbolt, (if you have one).

12. We will be installing **tight-mesh screens** on attic eaves and on the boiler vents to keep the critters out.

13. In the not-too-distant future, we will circulate an email regarding **proper insurance coverage** for your personal home and its contents.

14. An **executive session** was held regarding certain Unit Owners' requests.

*Please note that certain **routine maintenance items** were removed from the minutes because they are already being tracked on the **Work Order Database**.*

Wish list items:

Paint streetlights and poles where needed.

Up-lighting on certain garden beds and trees (new entry).

The meeting was adjourned at 8:50 PM.

The next monthly meeting will be Tuesday, February 13, 2024, at 7:00 PM.

Please visit us at: **WWW.FOXWOODCONDOMINIUM.COM**