

**MINUTES OF THE BOARD OF DIRECTORS MEETING  
TOWNHOMES II OF FAIRFIELD ASSOCIATION, INC.  
HELD ON MONDAY, July 15<sup>th</sup>, 2019 AT 7:00 PM, IN THE CLUBHOUSE**

Larry Abrams called the meeting to order at 7:04PM. The meeting was properly noticed.

**ROLL CALL**

Those members present were Larry Abrams, President/Treasurer; Rachelle Cohen, Secretary and Lester Wild, Vice President. Also present was Dawn Bedusa of Residential Management Concepts, Inc.

**APPROVAL OF MINUTES**

Les Wild moved to approve the minutes of the last meeting that was held on Monday, June 24<sup>th</sup>, 2019, as presented; however the minutes were not approved at this time. Rachelle requested that the punch list for Hartzell be added into the minutes.

**FINANCIALS**

Larry Abrams reported \$43,804.57 in the operating account. \$14,000 has been paid toward the LOC and currently owe around \$20,000.00.

**OLD BUSINESS**

**Landscaping**– RCH Landscaping started on July 8<sup>th</sup> and will mow and trim on July 18<sup>th</sup>.

**NEW BUSINESS**

**Tree Trimming** – Rachelle requested the dates from when the trees were last trimmed. Hardwoods were trimmed last October and palms were trimmed in April 2019. Board would like both 2 x's a year.

**Email Blast** – The board would like a reminder email blast sent to the homeowners regarding garbage and recycle bins.

Discussion was had on issues pertaining to the updates with the Master Association.

There was no further business addressed by the Board, Les Wild moved to adjourn the meeting; seconded by Larry Abrams. All in favor. Motion carried. The meeting was adjourned at 7:41PM.

Respectfully submitted,  
On behalf of the Secretary,  
The Board of Directors,  
Townhomes II of Fairfield Association, Inc.