

THE FAIRWAYS AT TORRINGTON  
BOARD OF DIRECTORS' MEETING  
Torrington City Hall – 140 Main Street  
September 21<sup>st</sup>, 2023 - THURSDAY

CALL TO ORDER:

The Board of Directors' meeting was called to order at 6:00 pm by Paul Summers, President.  
Present: Constance Hall, V-President; Donna Groccia-Lubik, Treasurer; Gina Profita, Secretary;  
Helen Finello, Director and Darrell Burne of CPM. The Board moved to Executive Session at 6:00 pm.  
The Board left Executive Session at 6:30 pm, moving to Open Session.

OPEN SESSION:

Motion Made by Connie Hall to approve August 17<sup>th</sup>, 2023, meeting minutes, second by Helen Finello.  
Motion Carried

Management Report: Total Reserves as of August 31<sup>st</sup>, 2023 - \$408,380.22

Motion Made by Connie Hall to approve the bid from Innovative Lawn & Landscaping for the snow contract for the next 3 years, 1<sup>st</sup> year \$115,496.10; 2<sup>nd</sup> year \$121,270.91 and 3<sup>rd</sup> year \$127,338.17, second by Donna Groccia-Lubik. Motion Carried

Motion Made by Connie Hall to approve the variance request from Unit 46 Rockledge Loop to replace windows, second by Donna Groccia-Lubik. Motion Carried

Motion Made by Donna Groccia-Lubik to approve the variance request from Unit 100 Berkshire Oval to replace one window, second by Gina Profita. Motion Carried

Motion Made by Donna Groccia-Lubik to adjourn meeting at 8:13pm, second by Connie Hall, Motion Carried.

Motion Made by Paul Summers to adopt a budget for 2024 which includes a common charge of \$310.00 per month plus \$20.00 per month for owners with an attached garage, the budget was adopted by unanimous approval by the board on September 27<sup>th</sup>, 2023.