

MIDTOWN ALEXANDRIA STATION CONDOMINIUM
BOARD OF DIRECTORS MEETING
2451 Midtown Avenue
Alexandria, VA
January 15, 2019 7:00 PM

BOARD MEMBERS PRESENT:

Stacey White, President
Phillip Suslick, Vice President
John Beyrent, Treasurer
Milia George, Secretary
Reuben Halsey, Director

OTHERS IN ATTENDANCE:

Adam Cichon, Executive Director, FirstService Residential
Reva Proctor, Building Engineer, FirstService Residential
Tina Picciano, Independent Recording Secretary
Residents

I. EXECUTIVE SESSION:

President White called the executive session to order at 6:11 PM, noting the presence of a quorum.

(M) MOTION: Upon motion duly seconded and carried, the Board of Directors agreed to adjourn out of Executive Session at 7:00PM. President White MOVED, and the motion was SECONDED. All were in favor and the motion PASSED unanimously.

II. CALL TO ORDER: President White called the meeting to order at 7:01PM, noting the presence of a quorum.

III. PRESENTATION: DYNAMIC DRAIN: Leo Hasselbeck and Joe Nichols attended the meeting to explain the pipe mapping that took place and reported what they found in the building.

IV. APPROVAL OF ADGENDA:

(M) MOTION: Upon motion duly seconded and carried, the Board of Directors agreed to approve the January 15, 2019 meeting agenda as amended. Director Halsey MOVED, and the motion was SECONDED by Secretary George. All were in favor and the motion PASSED unanimously.

V. REVIEW/APPROVAL OF PRIOR MEETING MINUTES:

(M) MOTION: Upon motion duly seconded and carried, the Board of Directors agreed to approve the November 20, 2018 Meeting Minutes as amended. Secretary George MOVED, and the

motion was SECONDED by Director Halsey. All were in favor and the motion PASSED unanimously.

VI. RESIDENT FORUM:

Residents attended the meeting to ask questions and voice concerns. They spoke about recycling, budgets, maintenance, lighting, garage cleaning and the reserve study.

VII. COMMITTEE REPORTS:

- Budget & Finance: Treasurer Beyrent briefly discussed the financials of the Association. He stated that the Association had a surplus of \$1975.00 for the month of December. The YTD deficit for 2018 is showing roughly \$7002.00. He explained that retained earning covers the deficit.
- Social: No meeting was held in December 2018. The next event will be the Superbowl party February 2, 2019.
- Facilities & Grounds: The committee is working on the 2019 maintenance schedule.
- Rules & Covenants: No updates at this time.
- Communications: No updates at this time.

VIII. RATIFICATION OF ACTIONS TAKE BY UNANIMOUS WRITTEN CONSENT WITH OUT A BOARD MEETING: None at this time.

IX. ONGOING BUSINESS: None at this time.

X. NEW BUSINESS:

- PR No. 19-01 Unit Entry Door Lock Resolution

(M) MOTION: Upon motion duly seconded and carried, the Board of Directors moved to approve PR No. 19-01 Unit Entry Door Lock Resolution. Secretary George MOVED, and the motion was SECONDED by Director Hasley. The motion PASSED with VP Suslick opposed. 4/1/0.

- New Committee Members

(M) MOTION: Upon motion duly seconded and carried, the Board of Directors agreed to approve the application from Zak McNamara for the Budget and Finance Committee. Secretary George MOVED, and the motion was SECONDED by Treasurer Beyrent. The motion PASSED with VP Suslick opposed. 4/1/0.

Secretary George MOVED to accept the application from Anna Norwood for the Rules and Covenants Committee. The motion had no second. Motion does not carry.

- New Computer System for Management Office

(M) MOTION: Upon motion duly seconded and carried, the Board of Directors agreed purchase the new computer and 27-inch monitor for the management office. Secretary George MOVED,

and the motion was SECONDED by Director Halsey. The motion PASSED with VP Suslick opposed. 4/1/0.

XI. MANAGEMENT REPORT:

President White briefly reviewed the management report written by GM Luper in her absence.

XII. ADJORNMENT:

(M) MOTION: Upon motion duly seconded and carried, the Board of Directors agreed to adjourn the January 15, 2019 Board of Directors meeting at 8:37 PM. President White MOVED, and the motion was SECONDED. All were in favor and the motion PASSED unanimously.

Respectfully Submitted By,
Tina Picciano