

FOXWOOD HOMEOWNERS ASSOCIATION MINUTES

May 14, 2013

The meeting of the FHA started at 7:45 P.M.

ATTENDEES:

Marty DeGrazia
Virginia Sanfratello
Al Owens
Barbara McGinty
Joe Macchio
Matt Krouse
Bridget Delgado
John Van Raalte
Louise Guidice

ABSENT:

None

A = OLD BUSINESS

Waived reading of the prior minutes.

B = NEW & ONGOING BUSINESS

- 1) There was a prior **forum** at 7:45 regarding plantings in Fox 3, building 56.
- 2) The **street & spot lights** upgrades are underway.
- 3) The new street & parking **signs** have been re-drawn and awaiting final approval.
- 4) The repairs in the men's **pool bath** are completed, the woman's room may be enhanced next year to match or be similar.
- 5) The removal of **Manville Lane** has been approved by Westchester County. We are waiting on Pleasantville now for the proper insurance verbiage and a settlement between the Bank of New York, Savin Engineering and Berenson Properties.
- 6) We believe the **kiddy pool** is fully repaired and functioning and await the final test.
- 7) We will be moving to **Castle Oil** one of these days when we have the time to properly assess the machinery, but surely before next winter.
- 8) Al Owens will photograph certain **maps, blueprints and plans** for back-up purposes.
- 9) The replacement of the **basement doors and windows** has begun.
- 10) The Board was brought up to date on **Toll Brother's** and **Benchmark Assisted Living's** proposed developments in the area.

11) We are still processing **pool passes** during office hours, Mondays, Tuesdays, Thursdays & Fridays, 10 AM to 4 PM, generally. All passes must be updated for 2013. Any resident with a balance due, including late fees or fines, will be denied pool privileges; except that anyone with a late fee can have it reversed if you agree to auto-payment with our outside accounting firm, Stillman Management. Please bring a valid driver's license for verification of residency for each adult.

12) Louise Guidice requested a re-visitation on the **paint job** and explanation of her subsequent memo to the residents. Anyone wishing clarity on this may speak to one of their Board members.

13) The **bike rack** was placed by the pool for bike storage on a *trial basis*. Details will follow.

14) In the not-too-distant future, perhaps early next year, the Board will repair and or replace missing screens to the **air conditioner covers**.

C = THE MEETING WAS ADJOURNED AT 11:30 PM

SUPPLEMENT

The owner of the allegedly **abandon car** was a long term guest of a resident who must not have seen the many notices posted, but we are happy that this was amicably resolved. Those with long term guest are encouraged to let the office know when a car will be parked on the property, and as always, please do not take the best spots that should be saved for the elderly or disabled, especially if you have more than 1 car.

Mary will be celebrating her 1 year anniversary with us next week and we thank her for her really terrific work and dedication.

Please look for a future memo on **fireplace cleaning**. Thanks.