

VILLAGE OF FOUNTAINVIEW
Minutes of the Genmral Meeting (Newark Senior Center and ZOOM)
Wednesday, October 13, 2021

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| Attendees: | Patty Hagan | Dennis Duckett |
| | Deborah Ingram | Samantha Summers |
| | Karen Baker | Paula Kelly |
| | Mary Davis | Cam Vu |
| | Esther Boone | |

14 attendees signed the sign-up sheet

Opening: Dennis Duckett opened the meeting. Secretary Esther Boone read the minutes from the previous meeting. They were approved and will be filed with the Secretary. Treasurer Cam Vu read her Treasurer's Report. There were no questions. It will be filed with the Secretary and on the Fountainview Web Site.

Committee Reports: There were no Committee Reports

Smart Meter Update: Dennis Duckett reported on himself and Patty doing walk-arounds with several plumbing companies and some people from Newark Water Department. All three buildings were included because they are all different and require different methods. Part of the work will include making openings in the walls and repairing them after the new yokes are installed. This will require additional contractors specifically for that work. The City also advised that while they have plenty of meters, they have only a few "yokes" of a design that is mandatory. It's a high demand part that will affect when the project can begin. Dennis added that the City is raising its Water Service Fee by 5%. In response to an attendee's question, Dennis and Samantha assured him that if an owner has already replaced his valve, he is ok so long as his replacement meets the same requirements (primarily metal parts instead of plastic) now applying to the new meters Fountainview is purchasing.

Renewal of Contract with 1stService Residential (FSR): Patty reported that FSR has proposed a contract that will increase 3% in price each year during the next 3 years. Concerns were expressed about the problem of the current difficulties with the Post Office causing residents to be charged unfairly for delinquent quarterly payments. Discussion followed of various ways to avoid the Post Office problem. Samantha suggested that this was a perfect situation for electronic payments if possible. An attendee suggested a drop box in the three buildings to be emptied by FSR personnel. Delay in receiving water bills adds to this problem. Samantha explained that once we have Smart Meters operating, the process of billing and payments will be speeded up. Continued discussion did not produce a viable solution to the Post Office problem.

Patty Hagan made a motion that "We accept the 1st Service Residential proposal for three years of service at \$58,195 for 2022, with a yearly increase of 3%". Dennis Duckett seconded the motion, which was then approved by vote of the attendees with a raising of hands.

November Election: Patty announced that anyone who wants to run for office in the November elections must submit their biography by the end of the month (October).

Travelers Insurance: Linda Powers gave an advisory report on the \$5,000,000. Umbrella Policy being offered by Travelers Insurance. Her report included comparisons of prices offered by various companies, and a history of Fountainview's costs for previous policies. She listed and explained different types of policies we could choose from. She recommended the \$5,000,000. Travelers Umbrella policy.

Patty made a motion to "Accept insurance with a \$5,000,000. Umbrella that is being offered by Travelers Insurance". Deborah Ingram seconded the motion. It was unanimously approved through a roll call vote.

Tri-Con Construction/Slips and Falls: Dennis Duckett referred to Fountainview's history of slips and falls, and stated that Council has hoped to minimize the risks. Samantha Summers arranged a walk-around with Tri-Con that included Dennis, Patty and Paula. They looked at sidewalks and other potentially dangerous area, including the two-level parking area at the west end of Bldg. 2000. Currently, going from the upper level to the lower involves a choice of two long walks, but many residents simply risk walking down the grassy and sometimes slippery slope. Dennis described what he considered the most urgent problems and suggested installing more cut-outs and ramps. These changes would involve sidewalks also. Cost would be about \$44,000. The costs of improvements to handicapped parking were discussed, as were complicated details in the design and placement of ramps, step-downs between the upper and lower levels, etc. Dennis suggested doing only half of these projects this year and the rest next year. He suggested we table this and come back next month with more specifics. The audience voiced approval.

Size of Council: Debbie Ingram gave a report on her research into possibly reducing our council from 9 to 7 or 5, and what our by-laws permit. She spoke with our attorney who would have to legally record the change to our regulations, and about the costs and time-table relative to our upcoming elections. In her summary she said she believed that the entire process could be accomplished, admittedly with difficulty, in three weeks. Costs, including attorney fee, would be approximately \$800. She listed the actions that would be required in notifying our home owners, the timing of notifications, the posting and distribution methods. She read aloud samples of how the amended regulations would be worded in the event of changing to a 7 or 5 member council. Discussions followed of the value of changing the council, with opposing viewpoints, but seeming to shift to no change.

Debbie posed a question to Council asking how many wanted the Council to remain at 9 members. Five council members were in favor of keeping the Council size as is with 9 members, which was the majority. The Council will revisit the option of decreasing the size of

Council during next year, earlier in the year, to permit more time for consideration and implementation of a change.

Landscape: After a brief discussion of the landscaping budget, which has a fair amount of unused funds, Patty Hagan stated that the unused funds of the Landscape Budget of \$6000. will be used to purchase and plant trees.

The meeting was adjourned at 8:35 pm.

Respectfully submitted,
Esther Boone, Secretary