

Minutes of the FVCA Governance Committee Meeting  
June 8, 2021

1. The Co-chair called the meeting to order on June 8, 2021 at 1:03 pm. The meeting was held virtually via Zoom.
2. Committee members in attendance were Patti Audet, Co-chair, Jill Dempsey, Co-chair, and Brenda Norton. No owner attendees were present.
3. Motion to dispense the reading of May 19, 2021 meeting minutes. MSP
4. Discussed current state of CC&R redline document.
  - a. Determined need to hold workshop to put sequence of items in correct order before presenting to the board.
  - b. Patti to share review matrix that might possible be used to communicate necessary changes to legal counsel for update as well as town hall to review updated document with owners for vote.
  - c. Brenda to provide simple list of updated items such as number of pets, smoking, architectural modifications, etc. for ease in communicating changes to legal.
5. Discussed date of updated Bylaws sent to board for review. Brenda to look through her notes for that information. We need to use latest version to prepare for update by legal counsel.
6. Rules and Regs update will follow CCR and Bylaws updates.
7. Brenda had asked that radon mitigation be added to the agenda for todays meeting. She has been doing research regarding mitigation responsibility in the condo environment. Will share findings with Patti and Jill.
  - a. Mitigate in foyer (common area)
  - b. Testing in units (not common)
  - c. Airspace (where radon resides) part of an apartment
8. Brenda suggested review by Finance Committee on appropriating funds for mitigation purposes. Concerned that association funds were used for testing specific units not owned by the association.
9. Brenda suggested reaching out to Condo Law Group for second opinion on responsibility.
10. Brenda made a motion to present review findings to the BOD for additional discussion on where responsibility lies for mitigation activity and funding. MSP
11. July agenda item – Sep 2020 BOD decision on items allowable on patios/decks.
12. The meeting was adjourned at 2:11 pm.