

Property Committee Report

06/3/2026 for MfB on 06/21/2026

The Property Committee met by Zoom on the evening of June 3 to discuss a number of issues. Those in attendance were Von K., Pam S., Julia H., Bill S., and Bill W. The meeting began with silence.

The rain has caused the grass and plants on the property to get somewhat unruly. We will be monitoring the grass on a weekly basis to promote timely maintenance. We are also announcing Meeting for Weeding every week in an effort to get as many hands as possible to come out on June 20 to help manage the good fortune brought to us by the rain.

Our lawn person, Kenny, has had some difficulty maintaining his schedule as his riding mower has a crack in its engine block, which he has sold for scrap. He is cutting the grass using hand mowers while he saves to buy a new mower. Bill W. met with Kenny on June 17 to review a plan the committee discussed at its meeting. We suggested that FMSA purchase a riding mower and give it to Kenny in exchange for cutting our grass for free or at a reduced price until it is paid off. Kenny has already lost some customers because he hasn't been able to cut their properties with hand mowers. He was enthusiastic about our proposal. The Property Committee recommends the following Minute:

Minute: FMSA agrees to purchase a riding mower for Kenny Oliver at a cost not to exceed \$4000 in exchange for a reduced fee to maintain the grass at the meetinghouse until such time as our investment has been repaid. A formal binding agreement will be made in writing between the meeting and Kenny.

We discussed the courtyard and whether or not it made sense to do a resurfacing to hold us over until we can make recommendations regarding remodeling the courtyard. The committee decided to forgo resurfacing and continues to consider what a reimagined courtyard could look like. Please let the committee members know your thoughts on the topic.

We scheduled Wright Services to come out on June 8 to perform maintenance on our HVAC systems. While the meetingroom units are performing well, the Phase I unit has lost refrigerant again. There continues to be a leak in the system that has not been located. The plan is to monitor the refrigerant to determine how long it lasts. Unless we can locate the leak, we may have to replace the existing lines between the inside unit and compressor or possibly replace the entire system. The cost of the maintenance call and refrigerant replacement was \$587.00.

Squeaky Dan's came to clean the windows on the property on June 17. Now that this professional cleaning has been done, the committee plans to have window cleaning Phase I occur on a regular basis to avoid having to pay to have built-up grime removed. The cost for the entire job was \$580.00. The panel on the upper right side of the large window in the meetingroom has a blown seal, which accounts for the haze. Apparently, this can only be repaired by replacing the panel.

The meeting ended in time to watch the Spurs.