

## **Discussion Item**

**Damage to Patio Border – 1607 Mount Eagle Place**

## **Request for Action by the Parkfairfax Board of Directors**

Subject: Damage to Patio Border  
To: Parkfairfax Board of Directors  
From: James Padula  
Email:  
Phone:  
Address: 1607 Mount Eagle Place  
Date: August 11, 2019

### **BACKGROUND:**

One July 17, I observed that heavy machinery had clearly placed its stationery platform on the patio border at 1607 Mount Eagle Place. I spoke with the person directing the work about damage to the border. The border is now split and depressed.

Parkfairfax management says: *The tractor was to the left of the tie(s) and the dirt mark occurred when the outrigger was raised from the grass area at which time debris dropped off the bottom of the outrigger as staff repositioned the tractor.* Perhaps that's true at a single point. But at another point it is true that the platform was set on the patio's wooden border and caused damage where damage had not been.

### **REQUEST:**

A good solution to this incident is for Parkfairfax to pay to replace the border with similar material, including color. Also acceptable is for Parkfairfax to pay for a repair to the border, if repair is possible. A better solution overall is for Parkfairfax to replace, or repair, *and* improve the infrastructure on the apartment side at 1607, next to the access path.

### **SOME CONCLUSIONS AND OPINION:**

If large machinery can't access an area without causing damage, Parkfairfax needs to find another solution to do its work. If that's not possible, then Parkfairfax needs to be responsible when Parkfairfax causes damage.

In the 1990s, I witnessed repeated damage to the bushes and garden around 1607. The general manager at the time came to the apartment to talk it over with me. The results were a wooden boundary along the apartment's garden and less damage over the years after the boundary was put in.

It's time to improve the infrastructure on *both sides* of the access path because it's clear that damage still occurs and the garden side will still be vulnerable.

Lack of care is a factor in this request for action. Generally trying to be careful is good, but it's not enough. Making better physical and visual markers are incentives for greater care. If that doesn't work and damage still occurs, then I ask Parkfairfax to make the replacements or repairs.

Thank you.

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