

December 2024 Reserve Expenditures Resolution Worksheet

Date: February 19, 2025

Suggested Motion:

“I move to approve the December 2024 Reserve Expenditures in the amount of \$264,386.88 with funds to come from GL 9901, Reserve Expenses.”

2nd:

Summary: Attached are the December 2024 Reserve Expenditures.

Vote:

	In Favor	Opposed	Abstained	Absent
Scott Buchanan				
Dave Bush				
Caitlin Counihan				
Elaine Lawler				
Jeff Lisanick				
Scott Mulrooney				
Mike Rothenberg				
Jim Wicker				

December 2024 Reserve Expenditures

Codes	Reserve Item Description	Amount	Invoice #	Vendor	Invoice Description
95-9990102	Special Project 2	<u>\$5,445.00</u>	10261-921580	E&G Services	Waterproofing between stoops at building 219 1909-1911 Quaker Lane. Excavate 2-4' deep, 3' wide x 8'.
		<u>\$10,445.00</u>	10261-021580	E&G Services	Waterproofing between stoops at building 219 1907-1909 Quaker Lane. Excavate 6' deep, 3' wide x 20'.
		\$15,890.00			
95-9990103	Special Project 3	<u>\$13,963.00</u>	10260-611491	E&G Services	Crawlspace Gas Piping Replacement Bld. 116. (6) units; 1101, 1103, 1105, 1107, 1109 and 1111. Installed 110 feet of 1" black gas line.
		<u>\$10,926.00</u>	10260-278093	E&G Services	Crawlspace Gas Piping Replacement Bld. 203. (6) units; 1925, 1927, 1929, 1931, 1933 and 1935. Installed 110 feet of 1" black gas line.
		\$24,889.00			
95-9990104	Special Project 4	<u>\$895.00</u>	2024-1364	Almo Construction	Repaired damaged stoop using Sika 122 at 1338 Martha Custis Drive.
		<u>\$3,150.00</u>	37316	Ravensworth Welding Inc.	3509 Valley Dr. Fabricated and Installed Exterior Iron Handrails (2) at the front stoop and steps.
		<u>\$3,150.00</u>	37315	Ravensworth Welding Inc.	3507 Valley Dr. Fabricated and Installed Exterior Iron Handrails (2) at the front stoop and steps.
		\$7,195.00			
95-9900100	Building Exterior	<u>\$1,140.00</u>	3364	Dynasty Community Services	Building Plaque Install. Bldgs: 806 (12), 805 (12), 804 (8), 803 (6), 958 (8), 956 (9), 954 (9), 952 (8), & 950 (4).
		<u>\$2,400.00</u>	3379	Dynasty Community Services	Plaque Fabrication - Fabricated 150 Blank Plaques.
		<u>\$5,172.00</u>	2406-337714	TW Perry	15 - 87x28x3.5 Custom Triangle Louvers
		<u>\$6,893.67</u>	2412-194117	TW Perry	20 - HTL 87x28x3.5 Custom Triangle Louvers
		<u>\$3,490.00</u>	2024-1329	Almo Construction, Inc.	1668-1670 Fitzgerald; Removed and replaced 31'x5' sidewalk. 3535 Gunston; Removed stoop pavers and installed concrete.
		<u>\$4,990.00</u>	2024-1337	Almo Construction, Inc.	Bldg 111 rear patios; 3114-3114. Re-installed existing materials on two patios.
		<u>\$850.00</u>	2024-1360	Almo Construction, Inc.	3208 Wellington; Repair damaged step at stoop using Sika 122.
		<u>\$6,395.00</u>	10260-73362	E&G Services	Bldg. 548; Unit 3733 Gunston Rd. Waterproofing: Excavated and sealed the exterior rear of the building. Excavate 4' depth, 3' wide x 16'.
		<u>\$51,935.48</u>	13030	Avon Corporation	Foundation & Façade Repairs at buildings 716, 109 & 111.
		<u>\$42,308.23</u>	13031	Avon Corporation	Foundation & Façade Repairs at buildings 716, 109 & 111.
		<u>\$1,160.00</u>	220016300003	Walker Consultants	Façade Repairs - Services for a period of November 1, 2024 - November 28, 2024.
		<u>\$457.52</u>	220015700009	Walker Consultants	Professional Services through December 26, 2024, at buildings 109 and 111.
		<u>\$1,494.08</u>	43645	Window & Door Showplace	1 Smooth star 21070 S210 6-panel door. 3112 Wellington Road
		<u>\$3,251.55</u>	5034025085.002	J&H Aitcheson	4 AOS 100111050 Blower Assy F/BTH 199/250.
		\$131,937.53			
95-9900305	Exterior Lighting	<u>\$679.00</u>	2429	Brian Mullins	Furnished post lights and wire for new post lights installed at the steps from parking lot at building 932.

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		<u>\$940.00</u>	2433	Brian Mullins	Troubleshoot flood lights at buildings 211, 215, and 217. Installed and connected new wires.
		<u>\$273.00</u>	2434	Brian Mullins	Replaced 2 light post heads.
		\$1,892.00			
95-9990101	Special Project 1	<u>\$5,445.00</u>	10260-37592	E&G Services	Bldg. 537 Lyons Lane - Sewer Line Replacement in Crawlspace. Removed and installed 80' of 4" PVC.
		<u>\$5,445.00</u>	10262-753145	E&G Services	Bldg. 537 Lyons Lane - Poured and spread gravel in the crawlspace for moisture control.
		\$10,890.00			
95-9900200	Building Interior	<u>\$17,225.00</u>	241818-STC	Service Mater NCR	3492/3494 Martha Custis Drive - Removal of asbestos-containing structures damaged by fire.
		\$17,225.00			
95-9900500	Mechanical & Electrical Systems	<u>\$3,967.00</u>	2432	Brian Mullins	Replaced circuit breaker equipment in the laundry room and in the broiler room. Rewired all three water heaters and sump pump outlets.
		\$3,967.00			
95-9900901	Consulting/Engineering	<u>\$5,000.00</u>	14085	BECS	Professional services through Nov. 29, 2024. Building 849 and 953 roof replacement.
		\$5,000.00			
95-9901213	Mold Remediation	<u>\$12,904.50</u>	3360-24-5	Envirotech Chem. Inc.	Conducted three mold tests in the laundry room in building 803.
		<u>\$775.00</u>	22053	Envirotex Enviromental Serv.	Mold Inspection and Mold Air Samples - 3712 Lyons Lane
		<u>\$13,900.00</u>	22055	Envirotex Enviromental Serv.	Mold Remediation - 1642, 1647, 1649 and 1651 Preston Road.
		\$27,579.50			
95-9901222	Roof Maintenance	<u>\$2,590.00</u>	16577	Ruff Roofing	Tile Repairs: 3101 Martha Custis; replaced 8 tiles. 3214 Martha Custis; Installed 6 snow guards.
		<u>\$5,391.90</u>	25646	Reclaimed Roofs, Inc.	Ludowici lightweight interlocking red-brown weathered reclaimed field tile.
		<u>\$10,462.50</u>	25040	Reclaimed Roofs, Inc.	Ludowici early american old type green smooth bark reclaimed field tile.
		<u>\$1,734.00</u>	16644	Ruff Roofing	Tile Repairs: 1658 Preston; Temped-in an area with I&W shield. Returned and replaced 17 broken tiles.
		<u>\$2,385.00</u>	16732	Ruff Roofing	Tile Repairs: 3502 Valley; replaced 18 broken/missing tiles.
		<u>\$3,838.50</u>	16743	Ruff Roofing	Tile Repairs: 1658 Preston; Removed tiles and replaced bad wood. Replaced tiles and installed a new pipe boot.
		\$26,401.90			
	Total reserve expenses	\$264,386.88			