

**POINT VENTURE TOWNHOUSES, INC.**  
**BOARD OF DIRECTOR'S QUARTERLY MEETING**  
**April 16, 2016**

President Charles Lantrip called the meeting to order at 9:00 AM on Saturday, April 16, 2016. The meeting opened with a roll call of all present.

**DIRECTORS PRESENT:** Charles Lantrip, Pam Giese, John Delaney, Sonny Ables, Eric Carlson, Barry Pasarew, Carl Carameros and Clayton Cooke. Charles Baker was absent. A quorum was established.

- I. **APPROVAL OF MINUTES:** Clayton Cooke motioned to approve January 16, 2016 minutes as presented. The motion was seconded by Sonny Ables. All in favor motion approved.
- II. **PRESIDENT'S REPORT:**
  - A. Mr. Lantrip reported that Gerloff Company should be through with hail damage repairs by the end of May.
  - B. Mr. Pasarew added that the hail damage estimate amount is 1.8 mil as of today and 60% was completed by end of March.
  - C. All townhouses have been re-scoped for hail damage.
- III. **TREASURER'S REPORT:** 1<sup>st</sup> Quarter Financials are in line with budget. Accounts receivables are in good condition with one foreclosure in process. Annual review was not completed by the CPA as of meeting time.
- IV. **OLD BUSINESS:** Discussion of requiring contractors on Townhouse Referral List to have acceptable limits of insurance was tabled. Mr. Ables will work on policy wording and the Board will review for consideration.
- V. **ISSUES FROM THE FLOOR:** One owner question installing carports on Demarett Dr. It was determined that the cost would be too great and no further action is planned.
- VI. **NEW BUSINESS:**
  - A. 271 Boat Dock Discussion – It was emphasized that 2010 Rule is still in place that no new boat docks would be added to 32 acres common area.
  - B. **Barry Pasarew motioned that no structural elements of any townhouse, to include but not be limited to any level deck support beams, be removed without first obtaining the approval of a professional structural engineer as to the impact to the subject townhouse and any adjacent townhouses, if any. Further, that the professional engineer's report be presented to the Village of Point Venture to determine if a permit will be required. The motion was seconded by Eric Carlson. All in favor – motion approved.**
- VII. **ADJOURN:** The board adjourned at 10:12 AM. **Motion to adjourn by Sonny Ables and seconded by Carl Carameros. Unanimously approved.**

Approved: July 16, 2016 Board of Director's Meeting

\_\_\_\_\_ Barry Pasarew, Secretary