

POINT VENTURE TOWNHOUSES, INC.
BOARD OF DIRECTOR'S MEETING
July 20, 2012

President Charles Lantrip called the meeting to order at 7:00 PM on Friday night, July 20, 2012. The meeting opened with a roll call of directors present.

- I. **DIRECTORS PRESENT:** President Charles Lantrip, Directors Carl Carameros, Joyce Sidfrid, Barry Pasarew, Eric Carlson, Pam Giese, Craig Clark, and Marji Breslow were present. Sonny Ables was absent and gave proxy to Charles Lantrip. A quorum was established.
- II. **APPROVAL OF MINUTES: Joyce Sidfrid motioned to approve April 21, 2012 minutes as presented. The motion was seconded by Barry Pasarew. All in favor - motion approved.**
- III. **TREASURER'S REPORT:** Charles Baker reported that we were \$40,000 down in our cash position because of re-sealing the parking lots. Otherwise, dues are paid and accounts are in good shape.
- IV. **PRESIDENT REPORT:** Charles Lantrip reported on 2 units flooding and reminded all owners to turn water off when they leave. The installment of the Comanche steps has been completed by staff. Charles Lantrip read a letter from an owner regarding involvement of the Village for townhouse repairs. Charles reminded that all homeowners currently are required to fill out the appropriate forms before any repairs are done.
- V. **COMMITTEE REPORTS:**
 - A. ACC Committee – Chairman Barry Pasarew announced members of the ACC committee to include Craig Clark, Pam Giese, Sonny Ables, and Carl Carameros. Barry reported that the fascia painting project would be completed by the end of the month. Barry is working on a revision of the ACC application which would update and clarify the provisions and add contractor rules and requirements.
 - B. Common Landscape Area – Craig Clark had no report.
 - C. Deed Restrictions – Pam Giese had no report.
 - D. Operations Review – Barry Pasarew reported that almost all homeowners are doing repairs and townhouses are looking better.
- VI. **ISSUES FROM THE FLOOR:**
 - A. Discussion on surveys that were sent out to all owners.
 - B. Owner discussed a possibility of the Village changing rules for driving golf carts at night.
 - C. It was suggested that the office will email the agenda for Village meetings to all owners.
- VII. **NEW BUSINESS:**
 - A. 2012 Election – 104 Ballots received.
Charles Baker – 93 / Clayton Cooke – 87 / C L Roy – 81 / Joyce Sidfrid – 34

VIII. ADJOURN: The board adjourned at 8.21 PM. **Motion to adjourn by Craig Clark and seconded by Barry Pasarew. All approved with unanimous vote.**

Approved: October 20, 2012 Board of Director's Meeting

Marji Breslow, Secretary