



**Your  
Board  
of  
Directors**

*Point Venture Townhouses, Inc.*

*February 2013*

**The President's Report**

As most of the townhouse community knows and for the ones who have not heard, the townhouse community experienced a terrible fire on January 26th. An entire building of five townhouses was totally lost. Thank goodness no one was hurt. Two of the five units were occupied with full time residents. All of the residents, one a family of four were able to escape with literally the clothes on their back. If anyone would like to donate anything, call or see Sherry in the office and she can advise you.

The association is moving as quick as we can to get the property cleaned up, so we can rebuild and get the properties back to normal. Realistically it will be quite a while before the building can be occupied again.

The Village council held their monthly meeting and apparently made a decision to notify all 191 townhouse owners that several units were deemed to have structural deficiencies based on a visual inspection performed in 2007 by the association. The association at that time was trying to determine the condition of the buildings in the community. Long story short, the Village seems to have decided if an owner wishes to make any repairs on their unit, involving any structural repair, you will be required to obtain a "Professional Engineer's" inspection report as to the structural condition of the townhouse.

Charles Lantrip

Charles Lantrip,  
President

Pam Giese,  
Vice President

Marji Breslow,  
Secretary

Charles Baker,  
Treasurer

Carl Carameros,  
Director

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Director

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Director

Clayton Cooke,  
Director

C L Roy,  
Director

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**Board of Director's  
Meeting  
April 20, 2013  
9:00 AM  
Venture Room**

## **OFFICE REMINDERS**

**Dog Clean-up:** For owners who rent out your units – please inform your tenants who have dogs to pick up after them. This is a major problem in our townhouse community where yards are common area for maintenance personnel to mow/weed-eat/rake leaves, etc. Please be considerate!

**Firewood:** Remember to store all firewood off the ground. This is a breeding place for termites.

**Water Turn On/Off:** A continuing reminder for non-residents to shut off your water when you leave. The association will be glad to turn your water on for you upon arrival.

**Grilling:** A reminder that cooking on decks with charcoal is in violation of the rules of the association. **This is an automatic \$100.00 fine. For owners who rent – please inform your tenant of this rule.**

**TREE TRIMMING: No cutting or trimming of trees in the common areas is allowed without prior permission from Townhouses, Inc. Cutting of Oak trees may carry a fine of \$2,500 per tree.**

**Please see all townhouse rules at: [www.pointventuretownhouses.org](http://www.pointventuretownhouses.org)**