

POINTE SOUTH MOUNTAIN RESIDENTIAL ASSOCIATION
BOARD OF DIRECTORS SPECIAL MEETING
City Property Management Company

Meeting Minutes of October 18, 2004

Directors present: Kay Hatch, President
Sunny Lee, Vice President
Dave Harp, Treasurer
Frank Frangul, Secretary
Mike Harris
Jane Karkosky

Directors absent: 1 open seat as a result of Fred Huff's resignation effective 6/1/04

City Property Management Company: Renee Gordon, Property Manager

Recording Secretary: Renee Gordon

CALL TO ORDER

Kay Hatch called meeting to order at 4:00 p.m.

Indigo Painting & Contracting

Dave Harp made a motion, 2nd by Mike Harris, that the following resolution be adopted:

RESOLVED that Indigo Painting & Contracting, in the amount of \$288,500.00 be approved for painting the Courthomes, the painting is to commence no later than 11/15/2004 and be completed no later than 06/01/2005.

Motion was carried and resolution adopted by a unanimous affirmative vote.

The condition of front doors and wood carpentry needed on Courthomes will be noted by painter/contractor and completed separately after painting is finished.

Dave Harp made a motion, 2nd by Sunny Lee, that the following resolution be adopted:

RESOLVED that Indigo Painting & Contracting paint the community block walls and bridges along 48th Street and Guadalupe Road (approximately 40,625 square feet) for a not to exceed price of \$11,000.

Motion was carried and resolution adopted by a unanimous affirmative vote.

Notation: Mike Harris noted all common area walls should be done included those at the 51st Street Park. There is also a long common area wall from the East Monte Way Drive entrance all the way along 50th Street & Strahan Drive to 51st Street.

Architectural Committee

Kay Hatch made a motion, 2nd by Dave Harp, that the following resolution be adopted:

RESOLVED to release the current Architectural Committee (Susie Moore and Glen Bryant) from all of their responsibilities & appointed Greg Dunivant, Stephanie Thomas, William Jenkins, & Darla Ericson to the Architectural Committee.

Motion was carried and resolution adopted by a unanimous affirmative vote.

Bob Collins asked for the minutes to reflect that he quit the former Architectural Committee due to their ineptness.

Notation: Mike Harris noted that the CC&Rs refer to 3 regular members and 2 alternates, but the board did not bother to specify which of the 4 would be the alternate.

ADJOURNMENT

There being no further matters to discuss, the Board of Directors adjourned the meeting at 5:15 p.m.