

**Pointe Service Association Inc.
Quarterly Meeting of Directors
Saturday January 16,2016
Clear Creek Fire Station 9-12**

Convene Meeting-Roll Call of Directors- President Donna Stroup at 9:07 AM

Attending directors-

President Donna Stroup, Greenridge- Vice President Bob Schippnick, Treasurer Robert Hall, Pointe Cove- Secretary Susan Slaven- Exec. Comm. Michele Hardman- Exec. Comm. George Hopstetter- Board At Large George Malacinski- Bay Pointe Patrick Owen- Courtyard James Bottorff- Eagle Bay 1 John Lawrence- Eagle Bay 2 Mark Kinser- Eagle Cove Stan Wilson- East Bay Jeff Schultz- Fairway Knoll Ken Surface- Front Nine Jeffrey Born- Harbour Pointe Paul Williams- LaSalles Woods John Bernstein- Pointe Retreats Delegate John Brooks- Waters Edge 1 Delegate Brian Earley- Waters Edge 2 Carole Damon- Woodridge Delegate Sherlyn Moore

Absent-

Past President Bob Holt- Bay View Steve Robertson

Election of New Directors-

Steve Robertson with Bay View

Patrick Owen with Bay Pointe

Motion to elect

Approved by John Bernstein, 2nd Brian Earley.

All in favor; None opposed; None Abstained

Executive Committee has an opening- Michele Hardman from La Salle Woods would like to serve as our seventh member.

Motion approved by John Bernstein, 2nd by Robert Hall.

All in favor; None opposed; None Abstained.

Minutes Review and Approvals:

Motion to approve July 18th, 2015 Board of Directors minutes by John Lawrence, 2nd by Robert Hall. All in favor; None opposed.

Motion to approve October 18, 2015 Board of Directors minutes by John Bernstein, 2nd by Robert Hall. All in favor; None opposed.

Executive Board of Directors meeting minutes presented for review; October 12th, 2015; November 17th, 2015; December 14, 2015

Golf Course Status Update and Discussion-Schippnick

- Current status of EPGR- Closed for the winter with reopening 1st of March. New management will be in place, Existing reservations will be honored, New business will be accepted.
- EPGR Property is for sale.

Mark Thompson is no longer the spokesperson for the Resort, Brother Bobby will be taking over communications.

- PSA does not want to manage or own the Resort.
 - Golf Course is in the red; financials have been reviewed..
 - PSA will be supporting the Thompson group with selling.
 - If the Resort was closed completely, this would effect property values.
 - Several interested parties in possibly purchasing the Resort.
 - Latest commitment to all outings booked, will be honored.
 - Hoping for the bar to reopen in March; in need of management.
 - Still taking current events.
- Proposals by EPGR, reviewed by Exec. Committee, who recommended rejection.
- Rejection confirmed without an official vote.
 - Option #1- Each of the 967 homeowners pays \$75.00 per month, or \$900.00 per year, for a total of \$870,300.00. This amount could either be a (3) year trial or a permanent agreement. During the time the Resort would not be sold.
 - Option #2 Sell TRML Eagle Pointe, LLC to the Community (PSAP and PSA would own and operate the Resort. Included in the sale are the golf course, clubhouse and contents, range, banquet facility with contents, maintenance building, equipment and contents, golf carts and Birdies housing with furnishings included.
 - Option #3- TRML Eagle Pointe, LLC would receive \$200,000.00 from the PSA in 2016. No discounts are available to the residents. TRML eagle Pointe would determine how the funds are spent.
 - Option #4- The Resort would be closed while TRML Eagle Pointe continues to seek a buyer.

Proposed 2015 agreement addendum for PSA Board review & approval:

Letter of Agreement 2015 Addendum
Eagle Pointe Golf Resort and Pointe Services Association

Letter of Agreement for Completion of Funds Distribution for 2015.

PSA has processed 2015 project payables to EPGR in the amount of \$112,881.34 by December 31, 2015. Another project was approved but not completed or paid, in the amount of \$7,795 for signage. These two amounts equal \$120,676.34.

PSA agreed to reimburse up to \$200,000 for improvement and maintenance projects at EPGR in 2015. EPGR agrees to open on March 1, 2016 and PSA shall release the remaining \$79,323.66 for pre-approved (by PSA) grounds maintenance, repair, improvement, and marketing expenses after receiving receipts or invoices.

EPGR further agrees to honor the discount and loyalty card in 2016 with a 20% discount for homeowners.

Pointe Services Association

Eagle Pointe Golf Resort

Donna Stroup, President
Date

Date Bob Thompson, Owner

Further discussion- Projects are Thompsons responsibility and they are liable for each project. PSA will be responsible for the reimbursement only.

Motion to approve Letter of Agreement 2015 Addendum.
John Lawrence moved to accept addendum the way it is; Ken Surface 2nd.

After Further discussion.

Mike Baugh moved to amend the agreement to insert grounds before maintenance. 2nd by Carol Damon. No further discussion.
9 in favor; 4 opposed; 3 Abstained.

Communication with Board and its' Residents-

- A summarized meeting minutes of current status will be available to distribute to their residents.
- Postings on mailboxes will be done by Executive PSA.
- Summarized current status will be posted to the PSA website.

Other item- John Lawrence

Personnel issue. Moved to adjourn to Executive session. 2nd by John Bernstein. After further discussion, Motion to move to executive session
7 in favor; 6 Opposed; 3 Abstained

Return from Executive session with no action taken.

Updates

TV Updates- George Hopstetter

QC Communication is in the process of repairing 3-cuts in the television system feeding south side of Front Nine, Harbour Pointe units 89-96, and a AC power feeder behind Pointe Cove sign. These are final cut repairs to the trunking system and the PSA Community TV service will be available to all villages.

New Amplifiers installed, three in Pointe Cove, two in Pointe Retreats/Bay View since the last board meeting due to weather and power surges. Failed amplifiers are being repaired by a company (First Choice Communications) in Columbus, Ohio for \$48.00 each. A total of 16-failed amplifiers have been sent back, since the beginning of PSA Community TV service revitalization. This will complete the main PSA Community Television trunk system. Next step is to concentrate on the over the air reception by adding antennas on the tower and working in the head end, building cleaning it up and re-organizing...

This does not insure that each unit is connected to PSA Television. The wiring in some individual units has been cut by subscription service providers and will need to be reconnected at the expense of the home owner if desired. Any rewiring of individual units will be at the expense of the home owner. PSA has posted an individual that can be contacted to provide this service in the near future.

Depending on continued Community TV budget, work will continue to improve the quality and channel count of the system throughout 2016. System is improving and additional off air channels will become available please rescan occasionally to see if new channels are available or check the PSA web site. www.pointeservices.org

Sign repairs and replacements- George Hopstetter

- All signs that were misspelled are now corrected.
- New LED lights will be installed soon for the main entrance sign.
- Some visitor signs have been replaced.
- New sign for visitors at gate 1, will be ordered soon.

Road Repairs and Painting-Robert Hall

- 2016 goal to repave road from gate 4 to 5
- Project to repair water sluice near bottom of hill near pond.
- Replacement of 6 bridges exceeded original quote by \$4000. This amount has not been paid by PSA.

Put on next summit meeting agenda, possible allocation of funds to improve village roads.

Gates and Security-Schippnick

- Maintenance needing done on main security gate, that also includes mold remediation.
- Gate Cards given to Indiana state police, these cards are being tracked.
- Hinds Security does not always know when police are here to evaluate.
- Homeowner situations regarding towing vehicles, this is the responsibility of the HOA.
- PSA will implement a notification ticketing system, to help HOA's enforce removals.
- All new gate arms are installed. Reflective tape is a cost of \$50 per gate.
- Any card not used in 90 days, they have a hold on their card until reactivated.

Treasurer's Report-Robert Hall

- November 2015 Financials provided to view.
- Dec financials not ready yet.
- PSA budget summary November Year to date.

Annual Board of Directors meeting April 16th, 2016 9AM
Location to be announced at a later date.

Motion to adjourn meeting at 11:26AM

Motion by James Bottorff and 2nd by Brian Earley.