**TALL SHIP ASSOCIATION**

**BOARD OF DIRECTORS MEETING MINUTES**

**OCTOBER 13, 2015**

**Meeting Date**: October 13, 2015

**Place**: Lake View Room – New Marina Pool Bldg.

**Present**: Barry Stuart, Bob Stojetz, F. Aaron, F. Patterson and Rob Routman (BOD)

Paige Lee, Lisa Bisuel and Diane Lee (FPM)

**Guests**: Sylvia Stuart (#229), Douglas and Barbara Click (#212), Linda Scharlow and James Snook (#309), Harold Capitola (#110), Marshall Clarke (MCA)

**Call to Order**: 9:00 AM B. Stuart called the meeting to order.

**Introduction of Guests**: B. Stuart welcomed the guests present.

**Approval of Minutes for September 8, 2015**: F. Patterson made a motion to approve the minutes from September 8, 2015 as written. B. Stojetz seconded this motion.

**Treasurer's Report**: F. Patterson presented the current financial situation to the Board for discussion. Currently, there are 2 units in foreclosure, 1 unit in bankruptcy and 2 liens. After further discussion on delinquencies, F. Aaron made a motion to request an attorney to advise options on delinquent accounts.

F. Patterson seconded this motion.

**Engineering & Property Manager’s Report:**

**Bow window and end wall project:** M. Clarke stated work is ongoing at the Ketch building and is ahead of schedule. He discussed 4 columns and a wall needing work and requested that the work be done now while the scaffolding is still in place. Marshall stated he will be submitting a change order for this work. M. Clarke stated work on Square Rigger should begin December 1, 2015.

**Invoice approval:** M. Clarke presented the Board with the invoices from MCA totaling $8,029.78 and SE totaling $187,052.71 due currently for approval. After discussion, F. Patterson made a motion to approve the payment of $187,052.71 to the contractor and approve the architecture payment of $8,029.78 to MCA. F. Aaron seconded this motion.

M. Clarke presented the Board with the change order for the column repairs and after further discussion, F. Patterson made a motion to proceed with the column repairs. B. Stojetz seconded this motion.

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M. Clarke presented the Board with the Square Rigger contracts for signatures and approval. F. Patterson made a motion to approve the Square Rigger contract, F. Aaron seconded this motion.

M. Clarke discussed the new window code regarding child fault protection. He suggested sending out information to all homeowners regarding this Egress code and possibly adding a sticker to the window.

**Other repair and maintenance issues:** D. Lee stated only minor lighting repairs for a total of $120.00 have been done this month.

**Landscape report:** The Board agreed the landscaping has improved and looks nice.

**Contractor – Structural/Remodeling – Board Approval:** The Board discussedthe authorization of remodeling at Tall Ship. The Board has agreed to ask for an attorney’s opinion on issuing fines to owners who fail to submit request to the Board for approval before work begins.

**Existing Business:**

**Parking Issues:** R. Routman made a motion to remove all signs for parking. Lacking a second, the motion died.

**Budget:** G. Lee will email the projected 2016 budget to the Board for approval.

**Adjourn:** F. Patterson made a motion to adjourn. R. Routman seconded this motion and the meeting adjourned.

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