

**VENTURE OUT AT MESA, INC.**  
**CONDOMINIUM BOARD OF DIRECTORS' MEETING**  
**March 4, 2004 - 9:00 a.m. - Oasis**

**PRESENT:**

Lyle READ, President	John JONES, Director
Dave GREEN, Vice President	Pauline NIELSEN, Director
Harold SCOTT, Treasurer	Jerry FORMSMA, Director
Sue WARREN, Secretary	Norm THIESSEN, Director
Florence BROWNRIDGE, Director	Connie WRAY, Social Board President
	Mary SCHMIT, General Manager

**GUEST:** John STEELE, Project Manager

**INVOCATION:** Jack TEITSMA

**LOT OWNERS' COMMENTS:** Appendix "A "

President READ introduced Project Manager STEELE. A question and answer session followed with Board members presenting the questions. Project Manager STEELE assured the Board and residents that everything is being done to ensure the completed Community Center is everything it needs to be for the lot owners enjoyment. The final drawings are not complete at this time.

The minutes of February 18<sup>th</sup>, 19<sup>th</sup> and 24<sup>th</sup> were approved as distributed.

**PRESIDENT'S COMMENTS:** Distributed to Board and attached to file copy.

**TREASURER'S REPORT:** Appendix "B"

**GENERAL MANAGER'S REPORT:** Distributed to Board and attached to file copy.

**SUMMARY OF CORRESPONDENCE:** Appendix "A"

**SOCIAL BOARD REPORT:** Appendix "A"

**COMMITTEE REPORTS:**

**Sign Committee: Motion made by Director BROWNRIDGE to recommend to the Board to add \$8,000 for signs to the 2004-2005 budget. Seconded by Director JONES. Motion carried.**

**Planning Committee: Motion made by Vice President GREEN to accept the Planning Committee's report as presented at the Board meeting Tuesday, March 2<sup>nd</sup>, and offer sincere thanks for all the work done by the committee. Seconded by Director JONES. Motion carried unanimously.**

The Planning Committee will continue working on the Long Term Facilities Plan.

**Motion made by Director FORMSMA to accept Lot Owner Dennis FAHEY as a member of the Planning Committee. Seconded by Director NIELSEN. Motion carried unanimously.**

Election Committee: Appendix "C"

**Motion made by Secretary WARREN to accept the Election report given by Chair Barbara CANNING. Seconded by Director JONES. Motion carried unanimously.**

President READ thanked Barbara CANNING and the Committee for all their work these past years.

**Motion made by Director JONES to accept as policy of the Board to eliminate all publication of the vote tally for election to the Board. Seconded by Director NIELSEN. Motion carried unanimously.**

NEW BUSINESS:

**Motion made by Director BROWNRIDGE to approve the guide book contract that is in effect from March 1, 2004 to June, 2009. Seconded by Director NIELSEN. Motion carried.**

**Motion made by Secretary WARREN to sign the cover letter sent to the Arizona Corporation Commission for recording purposes of the Special Assessment Resolution. Seconded by Treasurer SCOTT. Motion carried unanimously.**

**Motion made by Treasurer SCOTT to continue with bank depositors Bank of America for the next Fiscal Year. Seconded by Director THIESSEN. Motion carried unanimously.**

**Motion made by Vice President GREEN accept the Corporate Resolution to hire the law firm of DeConcini, McDonald, Yetwin and Lacy as representatives of the Association. Seconded by Director JONES. Motion carried unanimously.**

**Motion made by Treasurer SCOTT to continue with the firm of Secore and Niedzialek, P.C. as auditors of the Association. Seconded by Secretary WARREN. Motion carried unanimously.**

**Motion made by Director JONES to table the request of the Handymen until the Long Range Facilities Plan has been completed. Seconded by Director FORMSMA. Motion carried unanimously.**

**Motion made by Director JONES to forward the Tennis Club request to the Planning Committee and have the request back to the Board by the March 18<sup>th</sup> Board meeting. Seconded by Secretary BROWNRIDGE. Motion carried unanimously.**

**Motion made by Treasurer SCOTT to accept the funds from the Social Board for the Paddle Tennis project. Seconded by Director FORMSMA. Motion carried unanimously.**

WHAT'S ON YOUR MIND?

Appendix "C"

The meeting adjourned at 11:05 a.m.

s/s Coreen Henry, Executive Secretary

APPROVED: 3/18/04

**LOT OWNER COMMENTS:**

Bob Gordon, 322 Debonair - He is concerned with which the speed the Community Center project is progressing. He reiterated Doug Gale's comment, "Do it right the first time" and asked the Board to slow down..

**SUMMARY OF CORRESPONDENCE:**

Feb. 17<sup>th</sup> - Don & Marnee Bogle, Overnight Hosts - They gave an update of the activities they have provided for the overnigheters.

Feb. 24<sup>th</sup> - Frank Taggart, 27 Navajo - He asked for a list of documents. His letter has been answer by the Board President.

Feb. 26<sup>th</sup> - Beverley Butt, 216 Merlin - She had a suggestion regarding publishing the results of the election, a recommendation for collecting funds for an employee and a postage machine available to the residents during transition.

Feb. 29<sup>th</sup> - Allan & Mary Ann Jeska, 614 Debonair - Thanks the Board for all their efforts, appreciates the garbage/recycle program and wants to see miniature golf replaced.

**WHAT'S ON YOUR MIND?**

Vice President Green - He clarified that he did not work for Concord Construction but was associated with Concordia College.

Director Thiessen - He would like to see a standing advisory committee for publication of the Out-Lines.

Director Brownridge - She gave an "outstanding performance award" to the Planning Committee and the Handymen for their attitude and skills. She would like to see the Social Board Bylaws and the written agreement between the Boards be included in the new Directors packets.

Social Board President Wray - She is thrilled with what is going on with the Condo Board. The Social clubs have rules to follow, and she welcomes any review and communication that may happen. This is her last Condo Board meeting.