

**OSPREY POINT AT GULF HARBOUR HOMEOWNERS
ASSOCIATION
BOARD OF DIRECTOR'S MEETING
March 26, 2008
Minutes**

Call to Order/ Establish Quorum/ Proof of Notice: With the meeting being called to order on March 26, 2008 at 5:00 p.m. at the home of Robert Ostrom. Those members of the Board of Directors present were Bob Ostrom, Carolyn Adamson Mohan, Ben Romolino, and Rhonda Ritchie. The proof of notice was properly mailed and posted in accordance with Florida Statute 718. John Shonak represented Sentry Management, Inc.

Approval of Minutes: Bob Romolino made a motion to approve the minutes of the meeting held on March 5, 2008. Rhonda Ritchie seconded the motion. The motion was passed unanimously.

Bob Ostrom made a motion to ratify the appointment of Marianne Brunemann as Director in place of Ronald D'Angelo. The motion was seconded by Ben Romolino. The motion passed unanimously.

Rhonda Ritchie commented on that a hard copy of the Documents should be brought to the meetings in order to have reference for any of the questions that might come up. John Shonak will have a copy brought to every meeting.

Review of the Architectural Review Board: There was an in depth discussion on the annual architectural review inspection and the variance letters sent out. Rhonda Ritchie suggested an email be sent to the owners when the inspection is going to take place. Once the violations are noted a first and second notice should be sent to the owners. Bob Ostrom commented once the last notice is sent, what happens if the owners do not comply? What is the next course of action?

Rhonda Ritchie stated depending what is in character, the owners should fill out the architectural review forms for modification to their homes of landscape. Options should be given to the owners including recommended contractors, estimated costs, etc. Seven letters for violations from last year should be sent out. An example of the letter from Rhonda Ritchie was given to the board. The letter was to be reviewed and edited by the board.

Delegation of Committee Responsibilities: Appointed to the Architectural Review Board were Ben Romolino and Rhonda Ritchie. They will be also responsible for the paint pallet. Bob Ostrom and Carolyn Adamson Mohan were appointed to the Landscape Committee. Bob Ostrom will be in charge of the Lake Maintenance Committee. Rhonda Ritchie and Marianne Brunemann were appointed to the Social Committee. Marianne Brunemann was appointed to the Emergency Preparedness Committee.

Board Comments: Rhonda Ritchie commented that the fichus hedge needs fertilizer and pruning. Bob Ostrom would look into this.

Bob Ostrom was still seeking reimbursement from the Master Association on work done here on the lake restoration. He was having a meeting on Monday with the Master Association.

Marianne Brunemann stated that the election issues came from Terri Kincaid asking her questions about the signs while she was getting information on them.

Adjournment: Rhonda Ritchie made a motion to adjourn at 6:25 pm; seconded by Ben Romolino; unanimously approved.