

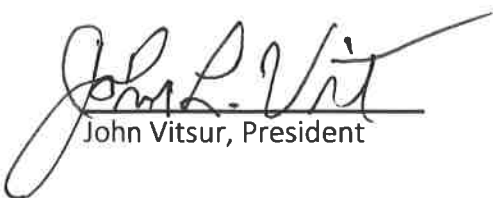
Privateer Pointe Home Owners Association
2025 Annual Meeting Minutes
Saturday, January 18th 2025

Present: John Vitsur, Dan DiPersico, Jeff Hallas, Frank O'Neil, Frank Lafaso, Bob Whitmore

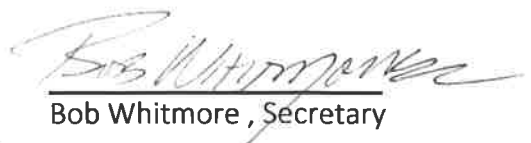
Meeting was called to order at 10:01 pm at the Pool

The "Notice of Meeting" was agreed to have been sent out appropriately
The Board waived a reading of the 2024 annual meeting minutes

1. The 2025 Budget has been approved by the Board.
2. The 2025 quarterly assessment is \$1,068.00 and is payable to our Treasurer as indicated below.
Payment for the 1st quarter is due now, and the remaining Payments are due on the first of the month of each upcoming Quarter. Dan and Bob will be sending out invoices to each homeowner as notification.
3. John & Bob will be setting up a meeting with the "Pool Sharks" company to review the "Automatic Pool Filler" proposal and report back with our findings.
4. Our Directors agreed, and as it is referenced in our Rules & Regulations, only Boats and Trailers can be stored in the back area of the common property.
5. In the event our residents need temporary, over-flow parking for any reason, please send out a notice to all homeowners that you will be using our Boat Trailer Storage facility for that purpose. Please remember that this is for temporary parking only, and Cars are prohibited from be parked in front of the Boat Ramp or the Asphalt area to the right. Many of our residents are already, courteously following these guidelines,
6. Frank O'niell is looking into repairing or upgrading the submerged portion of our Boat Ramp that has made use of the Ramp challenging, Thank you Frank.
7. Members, please be thoughtful to not let your evening floodlight illumination shine over onto your neighbor's properties or windows etc.
8. Also, there was a general discussion about the responsibility for each homeowner to properly maintain their home. If a violation arises, it was agreed that the President would courteously notify the homeowner of any complaints regarding the issue and following up with its resolve.


John Vitsur, President


Dan DiPersico, Treasurer


Bob Whitmore, Secretary