

**Diamondhead Country Club and Property Owners Association, Inc**  
**Special Board Workshop, POA Conference Room**  
**Thursday, February 12, 2016 6:00 PM**

**Call To Order**

A special workshop of the Board of Directors of Diamondhead Country Club and Property Owners Association, Inc. was called to order at 6:24PM, Friday, February 12, 2016 in the POA Conference Room in accordance with ByLaw Sections 5.5 and 5.7. The presiding officer was President John Fletcher. A quorum was present including the following: President John Fletcher, Director Paul Montjoy, Director Uwe Seitz, Director Craig Harvey, Director Kelsey Johnson, Director Donald Crosby Also present was M. Boyd and M. Benvenuti.

**New Business**

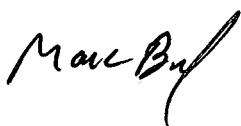
Craig Harvey made a motion to accept option 2 of the Commercial Insurance package for an annual renewal rate of \$303,918. The motion was seconded by Paul Montjoy, the motion passed unanimously.

Paul Montjoy made a motion to accept the proposal from "Spiffy Stuff" for the club renovation for a sum of \$348,574.00. The motion was seconded by Craig Harvey. Bids were submitted by Spiffy Stuff \$348,574, Linda Olsen \$489,000 and Interiors and More \$475,000. A roll call vote was taken; (Y) John Fletcher, (Y) Kelsey Johnson, (Y) Craig Harvey, (Y) Donald Crosby, (Y) Paul Montjoy, (N) Uwe Seitz. The motion passed 5-1.

Donald Crosby made a motion to accept the proposal from "The Court Devil Jr." for \$46,000 to resurface the clay tennis courts at Tennis World. The motion was seconded by John Fletcher. Quotes were received from The Court Devil Jr \$46,000, American Tennis Courts \$45,536 plus \$3,190 additional work, and Australian Court Works \$51,200. The bid from "The Court Devil Jr" although not the low bid was the bid recommended by the Tennis Pro. A roll call vote was taken; (Y) John Fletcher, (Y) Kelsey Johnson, (Y) Craig Harvey, (Y) Donald Crosby, (Y) Uwe Seitz, (Y) Paul Montjoy. The motion passed unanimously.

The meeting adjourned at 6:55PM

Signed,



Mark Boyd, G.M.

**Diamondhead Country Club and Property Owners Association, Inc**  
**Special Board Workshop, POA Conference Room**  
**Thursday, January 28th, 2016 6:00 PM**

**Call To Order**

A special workshop of the Board of Directors of Diamondhead Country Club and Property Owners Association, Inc. was called to order at 6:20PM, Thursday January 28, 2016 in the POA Conference Room in accordance with ByLaw Sections 5.5 and 5.7. The presiding officer was President John Fletcher. A quorum was present including the following: President John Fletcher, Director Paul Montjoy, Director Uwe Seitz, Director Craig Harvey, Ex-Officio Marshall Kyger and Director Donald Silcio via phone. Also present was M. Boyd.

**New Business;**

A motion was made to approve the Bar Addition as presented by Specialty Contractors for \$20,800 plus 3.5% sales tax. Approved unanimously.

A motion was made to approve the Restroom renovation (Mens and Ladies) at the Club as presented by Specialty Contractors (Mens \$17,900) (Ladies \$20,400) totaling \$38,300 plus 3.5% sales tax. Approved unanimously.

The meeting adjourned at 6:55PM

Signed,

  
Mark Boyd, G.M.

**Diamondhead Country Club and Property Owners Association, Inc**  
**Open Board Meeting, Community Center**  
**Tuesday, January 26th, 2016 7:00 PM**

**Call to Order**

The monthly meeting of the Board of Directors of Diamondhead Country Club & Property Owners Association was called to order at 7:04 pm, Tuesday, January 26th, 2016, in the Diamondhead Community Center, in accordance with the Bylaws Sections 5.5 and 5.7. The presiding officer was President John Fletcher. A quorum was present including the following: President John Fletcher, Secretary Sharon McCulley and Vice-President Jerry Weber, Directors: Don Crosby, Craig Harvey, Paul Montjoy and Uwe Seitz and Ex-Officio Marshall Kyger. Also, present were M. Boyd, and approximately 25 POA members.

**Ratification of Minutes**

Minutes were previously reviewed by email. No corrections or comments were offered, the June minutes were approved by unanimous consent.

**Motion to Amend Agenda**

Add motion to approve Law firm to assist the Covenant Committee to the agenda

**POA Manager's Report**

M. Boyd gave the monthly manager's report for December (on file at DPOA).

**Financial Report**

M. Benvenuti gave the November financial report (on file at DPOA).

**President Opening Remarks/ Updates**

The Diamondhead Country Club and Property Owners Association, Incorporated (DCC & POA, Inc.) President Fletcher made reminded members that comments are to be relevant to the agenda items.

**Member's comments**

A few members commented on Diamondhead Continuing Education, the POA offered the office area at the community center for DCE to continue. The board is open for ideas to keeping DCE running. Another member wants to ensure that the community center office space remains standing and preserved as one of the only original buildings in Diamondhead.

**Old Business**

Motion was made by C. Harvey to approve the change order plus a 10% contingency of this C. O. and previous approved contract for the Harbor House floor repair due to extensive termite damage (\$101k + \$22k), seconded by U. Seitz.

Discussion was to the extent of damage; in future ensure that termite contract/bond includes repairing damages. Motion passed unanimously.

Motion was made to accept contract with AGJ for new phone system, seconded by Pres Fletcher. Discussion a number of companies didn't respond to request for service. This phone system allows transfers between buildings and offices; this will help with the transition of the POA offices. Motion passed unanimously.

M. Kyger made a motion to authorize the law firm of Hailey McNamara to research, analyze and develop strategies and take recommended action for the corporation to obtain certainty regarding extension of the terms of the covenants and Takeover Agreement beyond the year 2020, including advice and work relating to a public information campaign. Discussion was about expenses and the misinformation about expiring covenants. The aforementioned firm has already done extensive labor in this area during previous POA administrations. Motion was seconded by S. McCulley. Motion passed unanimously.

C. Harvey made a motion to adjourn. Meeting adjourned at 7:51pm.