

**Board of Directors Meeting November 16, 2023**  
Ventura Country Club Community Homeowners' Association, Inc.  
\*Approved 1.25.2024\*

Directors Present:

Peter Spudich – President  
Paul Russell Jr-Vice President  
Elaine Humphrey –Treasurer  
Carol Hartman – Secretary(phone)  
Paul Morency  
Cecil Shafer  
Karen Butera

The meeting was called to order at 7:00 PM by Peter Spudich. A quorum was established to proceed. Written notice of the meeting was posted on the property on November 14, 2023, at least 48 hours in advance of the meeting in accordance with Chapter 720 Florida Statutes.

Peter Spudich announced that there is a Board Meeting on November 30, Approval of candidates on December 6, meeting of condo managers on December 7 and Meet the Candidates on January 10.

Motion by Peter Spudich to approve revised Parking Procedures. Seconded by Karen Butera. Passes 8-0.

Motion by Peter Spudich to approve revised ARC standards. Seconded by Paul Russell, Jr. Passes 8-0.

Motion by Peter Spudich to approve revised Rules and Regulations. Seconded by Cecil Shafer. Passes 7-1. Opposed by Elaine Humphrey.

Motion by Peter Spudich to approve revised Rules and Regulations. Seconded by Paul Russell Jr. Rejected 8-0.

Motion by Karen Butera to adjourn, seconded by Paul Morency. Adjourned at 8:01.