

**MINUTES OF EXECUTIVE BOARD
PIONEER PLAZA COMMERCIAL TOWNHOMES
ASSOCIATION, INC.
FEBRUARY 16, 2022 – VIA ZOOM**

Board Members: Eric Roemer
Rich Saperstein
Matt Santor

Others Present: Rob Harper, Toad Property Management
David Leinsdorf, Legal Counsel

Rob Harper called the meeting to order at 4:02 p.m.

David Leinsdorf explained that the Board had requested that he prepare an Amendment to the Declaration of Covenants that included a number of changes. David said that he had sent a draft Amendment to the Board via email, which included almost all requested changes. David explained that he recommended against changing the formula for assessments, because any amendment that altered the unit owners' proportional responsibility for common expenses would require written approval from 100% of owners.

Rich Saperstein made a motion to approve the Amendment as presented by David Leinsdorf. Eric Roemer seconded the motion, and it was unanimously approved.

It was agreed that the Board members would send their signed approval of the Amendment to David Leinsdorf, and that, once those were collected, Rob would send out the Amendment to the entire Association for approval.

Eric Roemer made a motion to adjourn the meeting at 4:16 p.m. Rich Saperstein seconded the motion, and it was unanimously approved.

Prepared by Rob Harper
Toad Property Management