

**MINUTES OF LAKE TRAVIS COMMUNITY LIBRARY DISTRICT
BOARD OF TRUSTEES
January 03, 2011**

At 5:00 p.m., President Carol Black called to order the one hundredth and sixteenth meeting of the Trustees of the Lake Travis Community Library District. The meeting was convened in the Lake Travis Community Library. Board Members present were Carol Black, Sharon Rogers, Nancy Pencsak, PK Chatterjee and Bob Johntz. Attendees were Morgan McMillian, Frank Black, and Neal Hardin.

The Pledge of Allegiance to the Flag of the United States of America and the Flag of the State of Texas were recited.

3. CITIZENS PARTICIPATION: None. It was noted that Frank Black, as a member of the Building Committee, would participate in the discussions.

4. Regarding the Bargain Sale Agreement between the LTCLD and JH Tuscan Village, L.P.: The Commitment for Title Insurance, a twelve-page document, was received from Platinum Title Partners on December 21, 2010. This was sent to Carol Black (LTCLD) and Kristin Deloney (JH Tuscan Village, L.P.). The estimated premium for the \$10,000 title insurance policy is \$404.00. The payment of \$500.00 has already been made to Platinum Title Partners by the LTCLD. A request was made to see the total content of the documents listed in the commitment. Platinum Title Partners emailed twenty-six documents to the above people on December 22, 2010. The Commitment and the 26 documents were sent to the district's lawyer, Neal Hardin. LTCLD Board members were asked to review these documents. One of the required documents (2010175182 Schedule B-10, j & k) has not been received by either the LTCLD or JH Tuscan Village, L.P. A request for this document has been made of Platinum Title Partners.

At today's meeting of the LTCLD Board of Trustees, Neal Hardin discussed the above.

A motion was made by Carol Black to sign the "Objection to Commitment for Title Insurance" drafted by Mr. Neal Hardin outlining all the items that he found objectionable and then was sent to the Board. It will be hand delivered to Haythem Dawlett with JH Tuscan Village, L.P., Robert Burton with Armbrust & Brown, L.L.P., and Platinum Title Partners on Tuesday, January 4, 2011.

The motion was seconded by Nancy Pencsak. CITIZENS PARTICIPATION: None.

The motion carried unanimously

5. No Executive session was held.

A discussion was held regarding future meetings of the Board of Trustees of the Lake Travis Community Library District. The next meeting will be at 4:00 p.m. on Wednesday, January 12, 2010.

Since there was no further business the meeting was adjourned at 5:37 p.m.

Nancy Pencsak, Secretary
Board of Trustees
Lake Travis Community Library District