

**THE NEW P.O.A. OF NEWPORT, INC.
QUARTERLY MEETING MINUTES**

PLACE: Stonebridge Golf Club
April 13, 2023

ATTENDING: Kim Davila, President
Jeff Stilwell, Vice President
Nancy Gaudet, Secretary
Gerald Kelley
Norman Outley, Treasurer
Ruben Leal

Carol Jones, Community Manager
Dan Kasprzak, Association Attorney

Approximately 12 Newport Homeowners

WELCOME AND INTRODUCTIONS

Kim Davila, President called the meeting to order at 7:00 p.m.

MEETING MINUTES

The minutes of the 2023 Annual Meeting were presented and reviewed. A motion was made and seconded by the residents to approve the minutes. The motion carried.

FINANCIAL REVIEW

The Community Manager gave the financial review. A motion was made and seconded to accept the financials. The motion carried.

PRESIDENT'S REPORT

The President reported:

- Fence on Newport Boulevard is in process of being painted
- Tennis Courts should be started any time (delay caused by weather)
- Bulkhead and backfill scheduled to be completed in next month
- Sections of pool deck being repaired and painted
- Canopies on trees along Golf Club and Newport Blvd being raised
- New patrol at lake and river
- If you noticed a new building at the pool area, the building belongs to the swim team.

SECURITY

Sgt. Berry of Pct. 3 addressed the residents with the following:

- Stats for the month of March were very low for a community our size.
- He stated that if residents need to report suspicious persons. He also stated that residents should share images from their cameras with the Precinct to assist in getting charges from the DA.

● **QUESTIONS AND CONCERNS**

- A resident stated that there are fences made of composite material lasting much longer than wooden fences and wanted to know if the Association had looked into that and if not, perhaps they should.
- Questions were asked about the wooden fence on the golf course in the newest section “The Preserve”. It was explained that the section in question was not part of the original platted “Newport” and that in 1999, certain agreements were entered into between the Association and the developer that the developer could develop the areas outside Newport without consent of the Association and the sections would then become annexed into the Association.
- A resident commented that the parking lot at Stonebridge was starting to show cracks and needed to be repaired before it got worse.
- A resident inquired as to whether there were plans to add an additional pool since Newport was growing so fast.
- A resident suggested that the Association consider a wave pool or put put golf as an amenity.
- A resident commented on the cable on the side of the bridge of South Diamondhead. Management will look into it.
- A resident asked if the Association or golf course owned the vacant pond on Golf Club Drive as some small children had been observed around it. Management responded the property was owned by an individual and they would reach out to them regarding the issue.
- A question was asked if the property at the end of Via Dora was going to be developed. The response was that property was not, to the best of our knowledge, owed by the current developer.

A motion was made and seconded to adjourn the meeting at 7:45 pm.

Respectfully submitted,

APPROVED:

Carol Jones
Community Manager

Nancy Gaudet, Secretary