

THE NEW PROPERTY OWNERS ASSOCIATION OF NEWPORT, INC.

Minutes of Board of Directors Meeting

May 9, 2018

Call to Order

A regular monthly Board of Directors meeting of The New Property Owners Association of Newport, Inc. was held on May 9, 2018, beginning at approximately 6:06 p.m. Those directors in attendance were Nancy Gaudet, Dan Webb, Jim Bailey, Eileen Fashoro, Buddy Brewer, Tommy Craft and Kim Davila. Also present were, homeowner, Jerry Cossey, Carol Jones representing the association and Dan Kasprzak, NPOAN association attorney.

Minutes

A motion was made by Nancy Gaudet to approve the March 28, 2018 minutes. The motion was seconded by Tommy Craft. The motion passed unanimously.

Financials

The manager presented the April financials. A motion was made by Tommy Craft to approve the financials as submitted. The motion was seconded by Buddy Brewer. The motion passed unanimously.

Discussion/Action Items

1. A motion was made by Nancy Gaudet to charge the excess river renovation charges to the contingency account in the 2018 budget. The motion was seconded by Buddy Brewer. The motion passed unanimously.
2. A motion was made by Jim Bailey to reduce the amount to replace a lost fob for the fitness center to \$25 effective May 9, 2018. The motion was seconded by Kim Davila. The motion passed unanimously. The manager will make the revision to the existing Fitness Center Rules and record same in the Real Property Records of Harris County, Texas.

Manager's Report

The manager reported:

- that replacement grills for the lake and river had been ordered;
- the plumbing issues at the pool snack bar have been repair; and
- an inspection of the air conditioning unit at the snack bar has been ordered.

ACC

Director Gaudet reported that LGI is finishing up the last homes in Section 9 and that the committee is still receiving many requests from residents.

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Deed Restriction

Director Bailey reported that there were 137 new violations last month and that eighteen of those were close. The committee requesting petitions prepared on 11 violations. The manager requested the board to allow management to prepare petitions on boats, RVs and trailers without committee approval. The board granted such permission.

Security

Director Webb reported that the deputies have been very busy in the community. He stated there are new golf cart rules and requested our attorney to research the new rules for the board.

Executive Session

HOMEOWNER INFORMATION REDACTED

End of Executive Session

Old Business

New Business

Eileen Fashoro, the developer director reported that the developer had closed on the 11-acre tract on Golf Club Drive with Rochester Development. She stated the lots would be 47 and 48-foot lots and that KHovnanian would be the builder.

Next Meeting. The next meeting will be June 6, 2018 at 6:00 pm.

Adjournment There being no further business, upon motion made by Eileen Fashoro and seconded by Kim Davila, the meeting adjourned at 7:30 pm.

Respectfully submitted,

Carol Jones,
Community Manager

APPROVED:

Kim Davila, Secretary